



LAND DIVISION

Permit info: SUBFY2026-0004

Application Date: 7/21/2026

Rec'd by:

FOR OFFICE USE ONLY

6015 Glenwood Street ▪ Garden City, ID 83714 ▪ 208.472.2921 (tel.)
208.472.2926 (FAX) ▪ www.gardencityidaho.org ▪ building@gardencityidaho.org

CONTACT INFORMATION

APPLICANT

Name: Jaelyn Funk on behalf of DEV BLACK LLC Address: 4402 W Emerald St
Email: Jaelyn@d3vblack.com Boise, ID 83706
Phone: 503-713-8922

OWNER

Name: Ascent Whitewater LLC Address:
Email:
Phone:

PROPERTY INFORMATION

Subdivision/Project Name: Seven Walks/Seven Walks Townhome

Site address: 123 39th St East Garden City ID

Description of Existing Use(s): Vacant Lot

Description of Surrounding Uses: Commercial to the Southeast - residential to the northeast

APPLICATION INFORMATION

- ☐ Minor Land Division ☐ Preliminary Plat ☐ Planned Unit Development
☒ Combined Preliminary/Final Plat ☐ Final Plat ☐ Condominium

If final plat have there been any changes since the preliminary plat? Y/ N

Number of residential lots 16 Number of commercial lots 0 Number of mixed use lots 0

Number of common lots 1 Square feet of common open space _____

Are any improvements planned within the common open space area? If so, specify.

What public services and facilities are required for this development? _____ Fire Protection _____ Police Protection _____ Water _____ Sewer _____ Drainage _____ Streets _____ Schools

What housing types are proposed? MARK ALL THAT APPLY

Single Family _____ Condos _____ Townhomes ☒ Live/Work _____
Manufactured/ Mobile Homes _____ N/A _____

Is this plat a portion of a larger land holding intended for subsequent development? If yes, please explain.

Is the project within the Floodplain? yes

Are there any proposed uses not allowed in the zoning district where the project is located? If so, specify. If so, what is the gross land area devoted to such uses?

What is the effect of this site development on roadways and traffic conditions?

Are there new roads proposed/required?

Are there new ingress/egress being proposed?

How has off-street parking and loading been arranged and sized to prevent traffic congestion?

How has vehicular and pedestrian circulation been arranged with respect to adjacent facilities and internal circulation?

Has there been connection to or access provided for future connections to bicycle and pedestrian pathways or regional transit?

What neighborhood characteristics exist or are planned which make this development compatible with the neighborhood and adjoining properties?

What is the effect of this site development on the adequacy of storm and surface water facilities?

How will the design create a sense of place (usable open space, public art, visual focus points)?

How has landscaping been used to protect existing trees, utilize existing features, create harmony with adjacent development and prevent erosion and dust?

**What type of water will be used for landscaping? _____Irrigation – Non-Potable
_____Irrigation – Potable _____City Water System**

Have native or drought resistant plants been utilized in the landscaping plan? If so what types and what percentage of the overall landscape is dedicated to these plants?

What sustainable concepts have been incorporated into the design?

APPLICATION INFORMATION REQUIRED

NOTE:

AN ELECTRONIC COPY OF THE ENTIRE APPLICATION SUBMITTAL REQUIRED

INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED UNDER ANY CIRCUMSTANCES

TWO (2) HARD COPIES OF EACH CHECKLIST ITEM REQUIRED

- | | |
|---|--|
| ☒ Planning Submittal Form | ☒ Compliance Statement |
| ☒ Preliminary Title Report | ☒ Statement of Intent |
| ☒ Legal Description | ☒ Approved Sketch Plat |
| ☒ Neighborhood Map | ☒ Trash Disposal Plan |
| ☒ Sketch Map (Required for subs with 4 or more proposed lots) | |
| ☒ Subdivision Map | |
| ☒ Site Plan | |
| ☒ Landscape Plan | |
| ☒ Schematic Drawings | |
| ☒ Lighting Plan | |
| ☒ Topographic Survey | |
| ☒ Grading Plan | |
| ☒ Soils Report | |
| ☒ Hydrology Report | |
| ☒ Engineering Drawings and Specifications | |
| ☒ Natural Hazard and Resources Analysis | |
| ☒ Dedications and Easements | |
| ☒ Covenants and Deed Restrictions | |
| ☒ Ability to Serve Letter | |
| ☒ Neighborhood Meeting Verification | |
| ☒ Affidavit of Legal Interest | |
| ☒ Affidavit of Posting and Photos (Due 10 days before the hearing) | |
| ☒ Irrigation/Ditch Company Information Form | |
| ☒ Locations, elevations, and materials of proposed signage or Master Sign Plan | |
| ☒ Waiver Request of Application Materials | |

FOR CONDOMINIUM SUBDIVISIONS:

IN ADDITION TO THE ABOVE REQUIRED DOCUMENTS AND INFORMATION, THE FOLLOWING MUST BE SUBMITTED:

- ☐ Diagrammatic floor plans of the building or buildings built or to be built in Sufficient detail to identify each unit, its relative location and approximate dimensions, showing elevations where multi-level or multi-story structures are diagrammed
- ☐ A declaration and by-laws consistent with the provisions contained in Idaho Code 15-1505

INFORMATION REQUIRED FOR WAIVER REQUEST OF APPLICATION MATERIALS (PLEASE CHECK):

- ☐ Statement must include a list of the application materials to be waived and an explanation for the request.

INFORMATION REQUIRED ON COMPLIANCE STATEMENT (PLEASE CHECK):

- ☐ Statement explaining how the proposed structure(s) is compliant with the standards of review for the proposed application

INFORMATION FOR STATEMENT OF INTENT(PLEASE CHECK):

- ☐ Should include purpose, scope, and intent of project
- ☐ Information concerning noxious uses, noise, vibration, and any other aspects of the use or structure that may impact adjacent properties or the surrounding community

INFORMATION FOR PRELIMINARY TITLE REPORT (PLEASE CHECK):

- ☐ Document confirming property has been purchased contingent to approvals by city and other agencies
- ☐ Document should confirm if there are liens on property and if there are other issues with title
- ☐ Document typically generated by lender or title company

INFORMATION FOR LEGAL DESCRIPTION (PLEASE CHECK):

- ☐ A document legally describing the property.
- ☐ Must have Ada County instrument number or county seal inscribed.

INFORMATION FOR SKETCH PLAT (PLEASE CHECK):

- ☐ A plat preliminary to the preparation of a preliminary plat that show the basic outline of the plat, including lots, roads, and dedicated sites.
- ☐ Required for subs with 4 or more proposed lots

INFORMATION REQUIRED ON NEIGHBORHOOD MAP (PLEASE CHECK):

- ☐ 8 ½" x 11" size minimum
- ☐ Location of contiguous lots and lot(s) immediately across from any public or private street, building envelopes and/or existing buildings and structures at a scale not less than one inch equals one hundred feet (1" = 100')
- ☐ Impact of the proposed siting on existing buildings, structures, and/or building envelopes

INFORMATION REQUIRED ON PRELIMINARY SUBDIVISION MAP (PLEASE CHECK):

- ☐ 30" x 42" minimum size
- ☐ Scale no less than one inch (1") to one hundred feet (100')
- ☐ The names, addresses, and telephone numbers of the planners, engineers, surveyors or other persons who designed the subdivision and prepared the plat
- ☐ The legal description of the proposed subdivision, and a topographical map showing the proposed subdivision at a scale of not less than one inch (1") to one hundred feet (100')
- ☐ The intended use of the lot such as: residential single-family, duplex, townhouse and multiple housing, commercial, industrial or recreational;
- ☐ A proposed building envelope shall be designated and dimensioned on each lot to demonstrate that a building can comply with the required setbacks. This building footprint is not binding on future building on the lot.
- ☐ Streets and public rights of way, including proposed street names and dimensions
- ☐ Blocks, if any, building envelopes and lot lines as required by subsection 10-4-4F of this Title, showing the dimensions and numbers of each. In addition to providing this information on the plat or supporting addenda, the applicant shall stake the perimeters of each lot and the center of its building envelope sufficiently to permit the Commission to locate the same when inspecting the site of the proposed subdivision
- ☐ Contour lines, shown at two foot (2') intervals, reference to an established bench mark, including location and elevation

- ☐ Location of any proposed or existing utilities, including, but not limited to, domestic water supply, storm and sanitary sewers, irrigation laterals, ditches, drainages, bridges, culvers, water mains, fire hydrants, and their respective profiles
- ☐ Location of bicycle parking
- ☐ Location of existing and proposed street lights
- ☐ Location of existing and proposed pedestrian and bicycle pathways

INFORMATION REQUIRED ON SITE PLAN(PLEASE CHECK):

- ☐ 24" x 36" size minimum
- ☐ Scale not less than 1" = 20', legend, and north arrow.
- ☐ Property boundary, dimensions, setbacks and parcel size.
- ☐ Location of the proposed building, improvement, sign, fence or other structure, and the relationship to the platted building envelope and/or building zone
- ☐ Building envelope dimensions with the center of the envelope location established in relation to the property lines
- ☐ Adjacent public and private street right of way lines
- ☐ Total square footage of all proposed structures calculated for each floor. If the application is for an addition or alteration to an existing building or structure, then the new or altered portions shall be clearly indicated on the plans and the square footage of new or altered portion and the existing building shall be included in the calculations
- ☐ For uses classified as drive-through, the site plan shall demonstrate safe pedestrian and vehicular access and circulation on the site and between adjacent properties as required in Section 8-2C-13 of Title 8.
- ☐ The site plan shall demonstrate safe vehicular access as required in 8-4E-4
- ☐ Driveways, access to public streets, parking with stalls, loading areas.
- ☐ Sidewalks, bike and pedestrian paths.
- ☐ Berms, walls, screens, hedges and fencing.
- ☐ Location and width of easements, canals, ditches, drainage areas.
- ☐ Location, dimensions and type of signs.
- ☐ Trash storage and mechanical equipment and screening.
- ☐ Parking including noted number of regular, handicap and bike parking as well as dimensions of spaces and drive aisles depicted on plan
- ☐ Log depicting square footage of impervious surface, building and landscaping
- ☐ Location and height of fences and exterior walls
- ☐ Location and dimensions of outdoor storage areas
- ☐ Location of utilities and outdoor serviced equipment and areas
- ☐ Location of any proposed public art
- ☐ Location of any proposed exterior site furniture
- ☐ Location of any exterior lighting
- ☐ Location of any existing or proposed signage

INFORMATION REQUIRED ON LANDSCAPE PLAN (PLEASE CHECK):

- ☐ 24" x 36" size minimum
- ☐ Scale the same as the site plan.
- ☐ Type, size, and location of all existing and proposed plants, trees, and other landscape materials.
- ☐ Size, location and species of existing vegetation labeled to remain or to be removed.
- ☐ All areas to be covered by automatic irrigation, including location of proposed irrigation lines.
- ☐ Cross section through any special features, berms, and retaining walls.
- ☐ A plant list of the variety, size, and quantity of all proposed vegetation
- ☐ Log of square footage of landscaping materials corresponding to location

- ☐ Proposed storm water systems
- ☐ Locations and dimensions of open space

INFORMATION REQUIRED ON SCHEMATIC DRAWINGS (PLEASE CHECK):

- ☐ 11" x 17" size minimum
- ☐ Scale not less than 1/8 inch = 1 foot (1/8" = 1')
- ☐ Floor plans; elevations, including recorded grade lines; or cross sections that describe the highest points of all structures and/or buildings, showing relationship to recorded grade existing prior to any site preparation, grading or filing
- ☐ Decks, retaining walls, architectural screen walls, solid walls, and other existing and proposed landscape features shall be shown in elevations and sections with the details to show the completed appearance of those structures
- ☐ Overall dimensions of all proposed structures
- ☐ Specifications on exterior surface materials and color
- ☐ Sample materials (as determined by the staff)

INFORMATION REQUIRED ON LIGHTING PLAN (PLEASE CHECK):

- ☐ 11" x 17" size minimum
- ☐ Location, type, height, lumen output, and luminance levels of all exterior lighting
- ☐ Refer to Garden City Code 8-4A-6 for outdoor lighting requirements
- ☐ Location of municipal street lights

INFORMATION FOR TOPOGRAPHIC SURVEY (PLEASE CHECK):

- ☐ The topographic map is a map of the application site and adjoining parcels prepared by an engineer and/or land surveyor, and at a scale of not less than one inch (1") to twenty feet (20'). If the site has been known to have been altered over time, then the applicant shall provide evidence of the natural topography of the site.

INFORMATION REQUIRED ON GRADING PLAN (PLEASE CHECK):

- ☐ 11" x 17" size minimum
- ☐ Scale not less than one inch equals twenty feet (1" = 20')
- ☐ Two foot (2') contours for the entire proposal site
- ☐ One foot (1') contours for details, including all planimetric features
- ☐ Existing site features, including existing structures, trees, streams, canals, and floodplain hazard areas
- ☐ Existing easement and utility locations
- ☐ Approximate limiting dimensions, elevations, and finish contours to be achieved by the contemplated grading within the project, showing all proposed cut and fill slopes, drainage channels, and related construction; and finish and spot grade elevations for all wall and fence construction, and paved and recreational surfaces
- ☐ Slope and soil stabilization and re-vegetation plan, including identification of areas where existing or natural vegetation will be removed and the proposed method of re-vegetating. Show all areas of disturbance and construction fencing location; re-vegetation is required for all disturbed areas
- ☐ Proposed storm water systems

INFORMATION FOR SOILS REPORT (PLEASE CHECK):

- ☐ Prepared by a licensed engineer
- ☐ Report showing the nature, distribution, and strength of existing soil;
- ☐ Conclusions and recommendations for grading procedures

- ☐ Opinions and recommendations regarding the adequacy of the soil for the proposed development
- ☐ The design criteria for any corrective measures which are recommended

INFORMATION FOR HYDROLOGY REPORT(PLEASE CHECK):

- ☐ Prepared by a licensed engineer
- ☐ Description of the hydrological conditions existing within the proposed site, the adequacy of the existing conditions for the proposed project and the design criteria for any recommended corrective measures
- ☐ Map or drawing showing existing surface drainage patterns in the proposed site and identifying any anticipated changes in those patterns due to the project development
- ☐ For preliminary plat: Preliminary plans and approximate locations of all surface and subsurface drainage devices or other devices to be employed in controlling drainage water within the project site, including proposed, existing, and natural drainage swales, culverts, catch basins, and subsurface drain piping
- ☐ For final plat: A storm drainage plan shall be submitted showing compliance with the standards of section 8-4B-1. The storm drainage plan shall include:
 - a. A map indicating the on-site and off-site drainage applicable to the site
 - b. Detailed engineering plans of all subsurface drainage improvements to be constructed as a part of the proposed development
 - c. Location of all drainage easements, or drainage rights of way
- ☐ For a subdivision within a floodplain, documentation shall be provided that will show and explain at the following to demonstrate conformance with Chapter 3, Article B. Flood Hazard. Location of all planned improvements:
 - a. The location of the floodway and the floodway fringe per engineering practices as specified by the Army Corp of Engineers
 - b. The location of the present water channel
 - c. Any planned re-routing of waterways
 - d. All major drainage ways
 - e. Areas of frequent flooding
 - f. Means of flood proofing buildings, and means of insuring loans for improvements within the floodplain

INFORMATION FOR ENGINEERING DRAWINGS AND SPECIFICATIONS (PLEASE CHECK):

- ☐ Prepared by a licensed engineer
- ☐ The engineering drawings and specifications are for streets, water systems, sewers, and other required public improvements to support the proposal
- ☐ The plans shall contain sufficient information and detail to enable the Planning Official to make a determination as to conformance of the proposed improvements to applicable regulations, ordinances, and standards
- ☐ For a sexually oriented business: The applicant shall provide evidence certified by a professional land surveyor licensed in the State of Idaho that the proposed adult entertainment establishment conforms to the separation requirements as set forth in Section 8-2C-33 of this Title

INFORMATION FOR NATURAL HAZARD AND RESOURCES ANALYSIS (PLEASE CHECK):

- ☐ Prepared by a licensed engineer
- ☐ The natural hazards and resources analysis shall provide an inventory and recommendation regarding natural conditions existing on the site.
- ☐ The analysis shall include: significant natural resources existing on the site shall be identified including vegetation; fish and wildlife habitat; and water, including streams and riparian zones. A plan for preservation and/or

mitigation of significant resources should be prepared by a qualified professional.

- ☐ For subdivisions within a floodplain: Detained information on the nature, source, and extent of the hazard and the proposed actions to minimize or eliminate danger to public health, safety or property. The analysis shall include the following information:
 - a. The location of existing water channels and drainage ways, floodway, flood plain and base flood elevation
 - b. The location of all planned improvements including dams, dikes, and similar structures
 - c. All planned diversions, alterations or rerouting of channels and drainage ways.

INFORMATION FOR DEDICATIONS AND EASEMENTS (PLEASE CHECK):

- ☐ The statement of intent for dedications and/or easements shall include the location, size, dimensions, and purpose.

INFORMATION FOR COVENANTS AND DEED RESTRICTIONS (PLEASE CHECK):

- ☐ The draft of any proposed covenants and deed restrictions to be recorded with the plat or plat amendment.

INFORMATION FOR WILL SERVE LETTER (PLEASE CHECK):

- ☐ A document from the City Engineer certifying that a property has adequate access to city services.

INFORMATION FOR NEIGHBORHOOD MEETING VERIFICATION (PLEASE CHECK):

- ☐ Copy of notice sent to property owners within 300' of an applicable property
- ☐ List of notice recipients with names and addresses
- ☐ Sign-up sheet from meeting

INFORMATION FOR AFFIDAVIT OF LEGAL INTEREST (PLEASE CHECK):

- ☐ A signed affidavit indicating legal interest in a property and application

INFORMATION FOR AFFIDAVIT OF PROPERTY POSTING AND PHOTOS (PLEASE CHECK):

- ☐ A signed affidavit affirming that the required sign has been posted on the property ten (10) days before the hearing
- ☐ Photos (digital or print) of posted sign
- ☐ Photos of posted sign must be clear enough to read the text

INFORMATION REQUIRED FOR IRRIGATION/DITCH INFORMATION FORM (PLEASE CHECK):

- ☐ Required if irrigation canal/irrigation ditch runs through property or along property lines

INFORMATION REQUIRED FOR MASTER SIGN PLAN (PLEASE CHECK):

- ☐ Required for commercial or mixed-use developments of two or more buildings
- ☐ Location, elevations, and materials of proposed signage

INFORMATION REQUIRED FOR TRASH DISPOSAL PLAN:

- ☐ Site photo
- ☐ Location, configuration, dimensions, type of containers, and number of containers
- ☐ Refer to Republic Services Solid Waste Design Standards.



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

Affidavit of Legal Interest

State of Idaho)
)SS
County of Ada)

I, Ascent Whitewater, LLC, 1221 S Clarkson St. #410
Name Address of Owner
(must be primary owner as noted in Ada County Assessor's records.
If the primary owner is a business write the business name)
Denver CO, 80210
City State and Zip

Being first duly sworn upon oath, depose and say:

1. That I am the record owner of the property described on the attached, and I grant my permission to Dev Black, LLC,
Name of Applicant
to submit the accompanying application pertaining to 123 E 39th Street,
Garden City Idaho, 83714 property. Address of Property Subject to this Affidavit
2. I agree to indemnify, defend, and hold the City of Garden City and its employees harmless from any claim or liability resulting from any dispute as to the statements contained herein or as to the ownership of the property which is the subject of the application.
3. I hereby grant permission to City of Garden City staff to enter the subject property for the purpose of site inspections related to processing said applications.
4. I acknowledge that all fees related to said applications and improvements are ultimately the property owner's responsibility.

Dated this 16th day of April, 2026

[Signature] Ascent Whitewater, LLC, By Jordan Meylan its Manager
Signature Printed Name
(must be primary owner, registered agent, or otherwise have legal authority to sign on behalf of primary owner)

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

[Signature]
Notary Public for ~~Idaho~~ Colorado

Residing at: 830 S Colorado Blvd Glendale, CO 80246

My Commission expires 01/30/2027

MAGDALENA EUNICE GOMEZ
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20194004104
MY COMMISSION EXPIRES 4/10/2023

July 20, 2026

Land Division
Garden City Planning & Zoning
6015 Glenwood Street, Garden City, ID 83714
building@gardencityidaho.org
(208) 472.2926

Re: Statement of Intent

I. Purpose & Project Vision

The primary purpose of this application is to develop a high-quality, medium-density residential community consisting of eight (2-unit) duplex buildings (totaling 16 residential units).

By utilizing a duplex format on individually platted lots, this project aims to bridge the gap between single-family homes and large-scale apartment complexes. The purpose is to provide an attainable, homeownership option for families, young professionals, and downsizers in a highly desirable area, utilizing land efficiently while respecting the scale of the surrounding residential fabric.

II. Scope of Development

The proposed development consists of the following physical and spatial scope:

- **Residential Units:** 16 total residential units arranged in 8 detached duplex structures.
- **Subdivision Layout:** Each townhome will occupy its own lot to allow for individual ownership.
- **Site Access & Parking:** Vehicles will access the site via a single, shared, private common drive aisle designed to consolidate access and minimize traffic conflicts on the public right-of-way. The scope includes dedicated attached garage parking for residents and required off-street guest parking spaces conveniently distributed along the drive aisle.
- **Emergency Design Limits:** In accordance with local Fire Department access requirements, all structures are designed with a maximum eave height of 30 feet. The common drive aisle will feature an approved turnaround area suitable for emergency vehicle access.

III. Intent of the Proposed Use

The intent of this project is to establish a permanent, stable, and low-impact residential environment. The development is designed to blend seamlessly into the existing community, acting as a gentle transition between commercial zones and lower-density single-family neighborhoods.

Environmental & Community Impact Safeguards

To ensure the project remains a quiet, compatible, and positive addition to the surrounding community, the proposed use will adhere strictly to the following standards:

- **Noxious Uses:** The project is entirely residential in nature. There will be no commercial,

industrial, or noxious uses associated with the site. No hazardous materials, chemical storage, or toxic emissions will be present or generated on the property.

- **Noise Mitigation:** As a standard residential use, the project will not generate any loud, continuous, or disruptive noise. Typical residential sounds (e.g., standard domestic vehicles, HVAC equipment) will conform strictly to local municipal noise ordinances.
- **Vibration:** No mechanical equipment, activities, or structures associated with the ongoing use of this residential site will generate vibrations detectable beyond the property lines.
- **Glare and Lighting:** All exterior site lighting, including streetlamps along the common drive aisle and individual unit porch lights, will be designed as "dark-sky" compliant, fully shielded, down-cast fixtures. Lighting will be engineered to prevent any light bleed or glare onto adjacent residential properties.
- **Aesthetics, Buffering & Privacy:** To preserve the privacy of the adjacent properties, the project intent includes a robust landscape plan. This features [e.g., a 6-foot site-obscuring privacy fence] along the perimeter property lines, supplemented by canopy trees and native shrubs to create a soft, organic visual buffer.

IV. Summary of Community Benefit

The intent of this development is to provide a thoughtfully designed, architecturally cohesive residential pocket that respects its neighbors. By limiting the eave height to 30 feet, consolidating traffic to a single common drive aisle, and proactively addressing noise, lighting, and privacy, this project ensures that density is added responsibly without compromising the quality of life in the surrounding neighborhood.

We look forward to collaborating with Garden City and our neighbors to bring this high-quality housing project to life.

Sincerely,

William Juarez
Project Manager
Grissom, Hoffman + more, PLLC

July 20, 2026

Land Division
Garden City Planning & Zoning
6015 Glenwood Street, Garden City, ID 83714
building@gardencityidaho.org
(208) 472.2926

Re: Compliance Statement

Project Overview

The proposed development consists of eight duplex buildings containing sixteen individually owned residential units within the R-3 zoning district. The project provides a medium density ownership housing option that bridges the gap between traditional single-family neighborhoods and larger multifamily developments.

Rather than maximizing density, the design emphasizes neighborhood character, walkability, quality architecture, and long-term livability. Site planning, landscaping, and building design have been carefully integrated to support Garden City's vision for safe, compatible, and sustainable residential neighborhoods (Garden City Code §§ 8-5A-1, 8-5A-4, 8-4B-1).

Site Planning and Neighborhood Integration

The subdivision complies with the R-3 zoning district and represents the complete development of an existing parcel into a cohesive residential neighborhood.

Approximately one half of the property lies within the regulatory floodplain. Buildings have been located outside the flood hazard area or elevated in accordance with FEMA and Garden City requirements, allowing the site to be developed responsibly while protecting future residents (Garden City Code §§ 8-5A-1(E), 8-5A-4).

The site is organized around eight duplex buildings that reduce perceived building scale while creating functional and visual relationships between homes. Buildings front North 39th Street with visible entries, windows, and pedestrian connections that strengthen the public streetscape and reinforce a sense of neighborhood (Garden City Code § 8-5A-5(B); § 8-4B-5(A)).

Access, Circulation, and Parking

Access is provided by a single common driveway designed to meet Garden City Fire Department requirements. Each residence includes a two car garage, with guest parking located within the interior of the site to minimize its visibility from the public street (Garden City Code § 8-5A-5(D)).

Garage doors have been intentionally oriented away from North 39th Street wherever practical, allowing front entries and landscaping to define the streetscape. A paver drive aisle slows vehicle

speeds, improves the pedestrian experience, and contributes to stormwater management while creating a shared neighborhood environment (Garden City Code § 8-4B-5(C)).

Landscape and Open Space

Landscape is treated as an integral part of the neighborhood rather than simply a project requirement. Building spacing accommodates mature trees and generous planting areas, while enhanced landscaping adjacent to the existing irrigation corridor provides buffering and preserves natural site features (Garden City Code § 8-5A-5(G)).

Rather than relying on a centralized open space, the project distributes usable outdoor areas throughout the development with private yards, pedestrian connections, and landscaped common areas that are appropriately scaled for the neighborhood.

Architectural Design

The architectural design is intentionally simple, durable, and timeless. A consistent palette of quality materials is complemented by subtle variation in roof forms, entries, massing, and material placement, allowing each duplex to have its own identity while maintaining a cohesive neighborhood character (Garden City Code § 8-4B-3(A)).

Front porches, windows, and clearly defined entrances engage the public street, while materials wrap building corners and façades incorporate depth and articulation to create visual interest without unnecessary complexity (Garden City Code § 8-4B-5(A)).

We have coordinated with Jason Jones, President of FALWUA, who oversees the irrigation ditch along the northeast and east boundaries of the property. Mr. Jones has reviewed the proposed layout and has expressed his support for the project.

Conclusion

The proposed subdivision fulfills both the intent and requirements of the Garden City Development Code by creating a neighborhood that is compatible with its surroundings, responsive to site constraints, and designed for long term livability. Through thoughtful site planning, quality architecture, pedestrian oriented design, and landscape investment, the project provides an attractive ownership housing opportunity while contributing positively to the character of the surrounding community (Garden City Code §§ 8-5A-1; 8-4B-1).

Sincerely,

William Juarez
Project Manager
Grissom, Hoffman + more, PLLC

Seven Walks Townhomes

123 E 39TH STREET GARDEN CITY IDAHO JULY 20, 2026



Site Plan

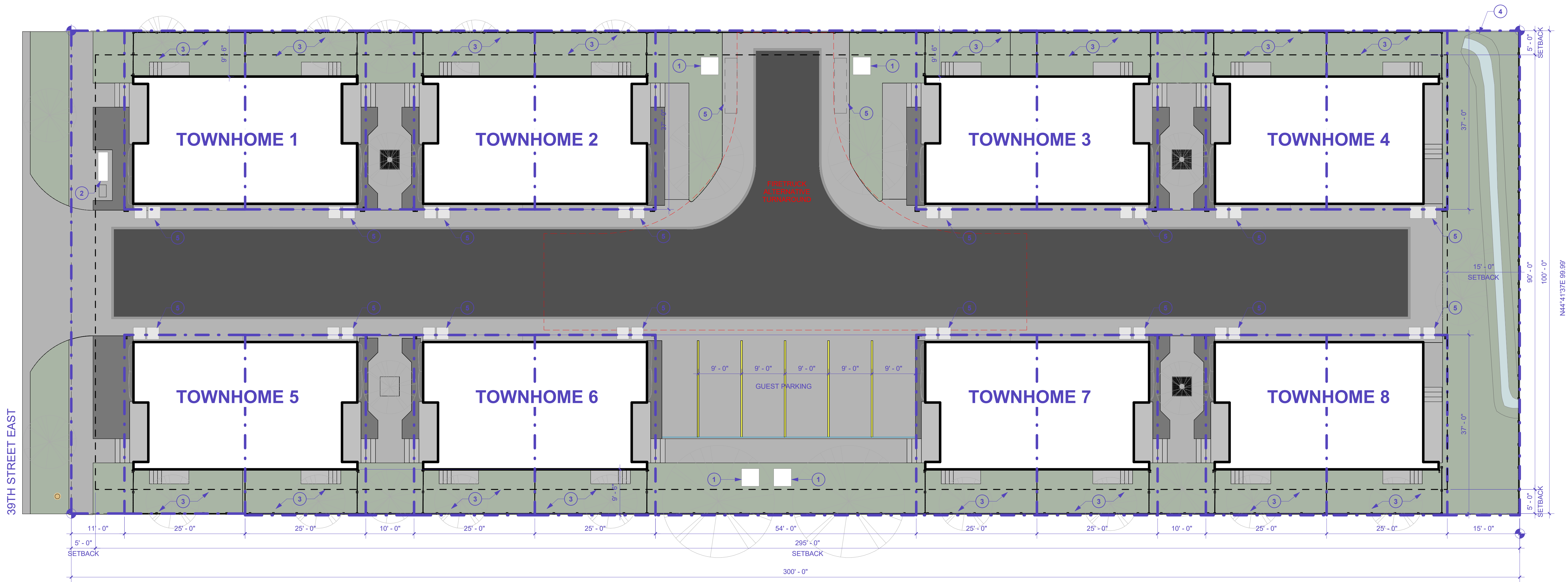
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KEY NOTES (X)

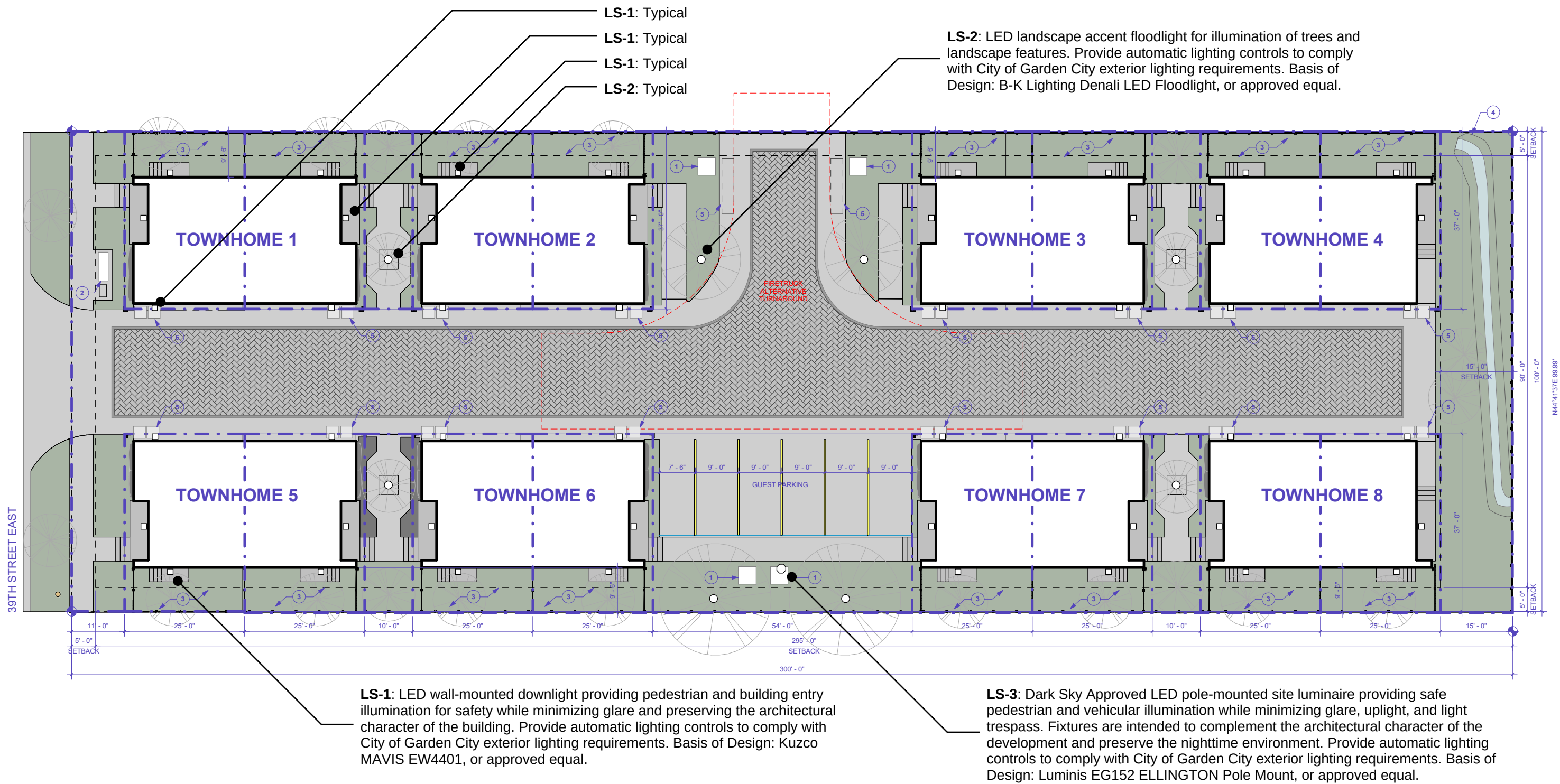
- 1. TRANSFORMER, COORDINATE ALL POWER REQUIREMENTS WITH IDAHO POWER.
- 2. SUBDIVISION COMMUNAL MAILBOX, OFCI.
- 3. FENCED BACKYARD. SEE LANDSCAPE FOR FENCE DETAILS.
- 4. EXISTING CANAL. SEE LANDSCAPE PLANS FOR IMPROVEMENTS.
- 5. TRASH BINS.

LEGEND

- BUILDING FOOTPRINT
- PERMEABLE PAVERS, SEE LANDSCAPE & CIVIL PLANS
- LANDSCAPE AREA, SEE LANDSCAPE PLANS
- PROPERTY LINE

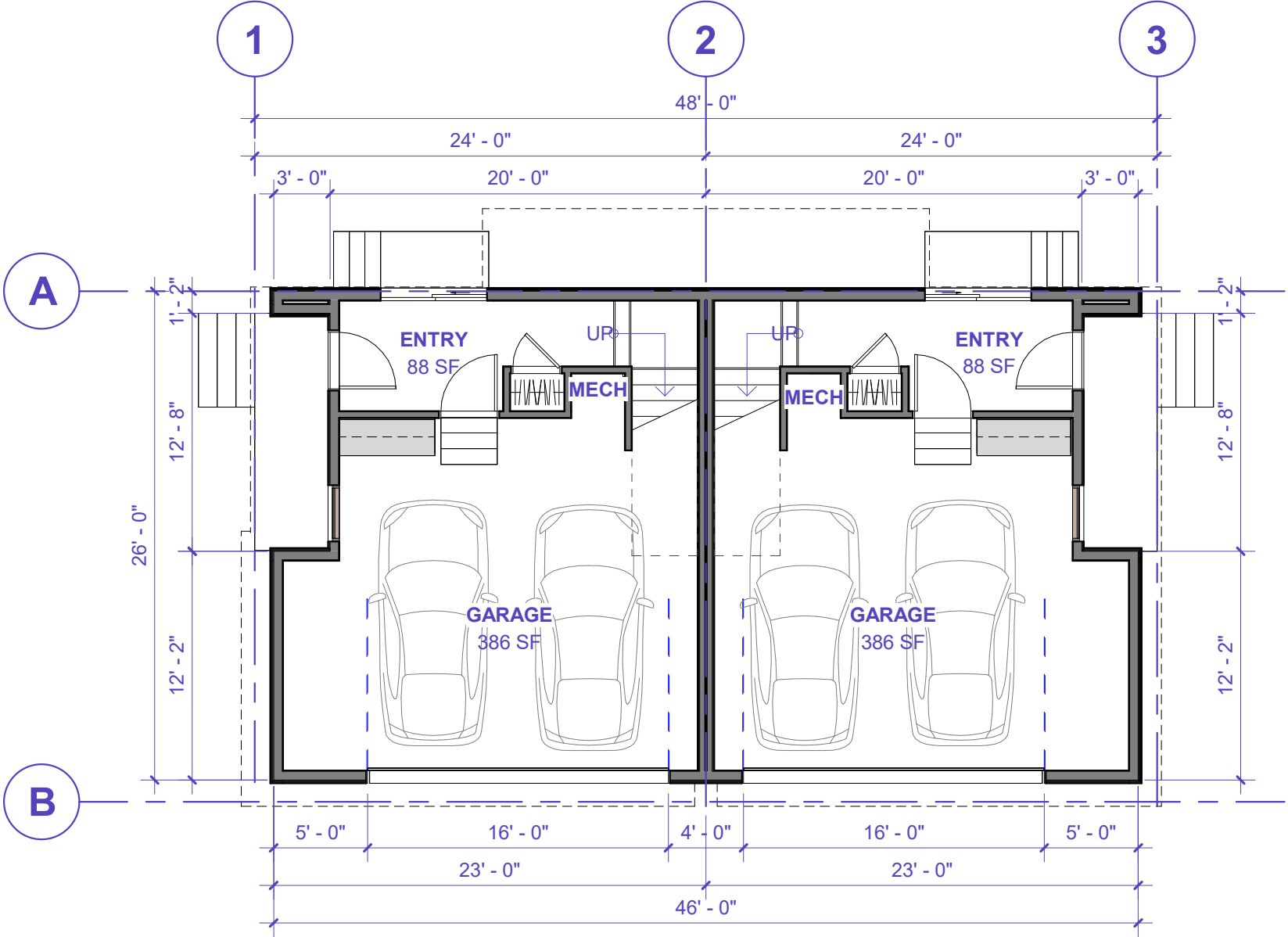


Lighting Plan



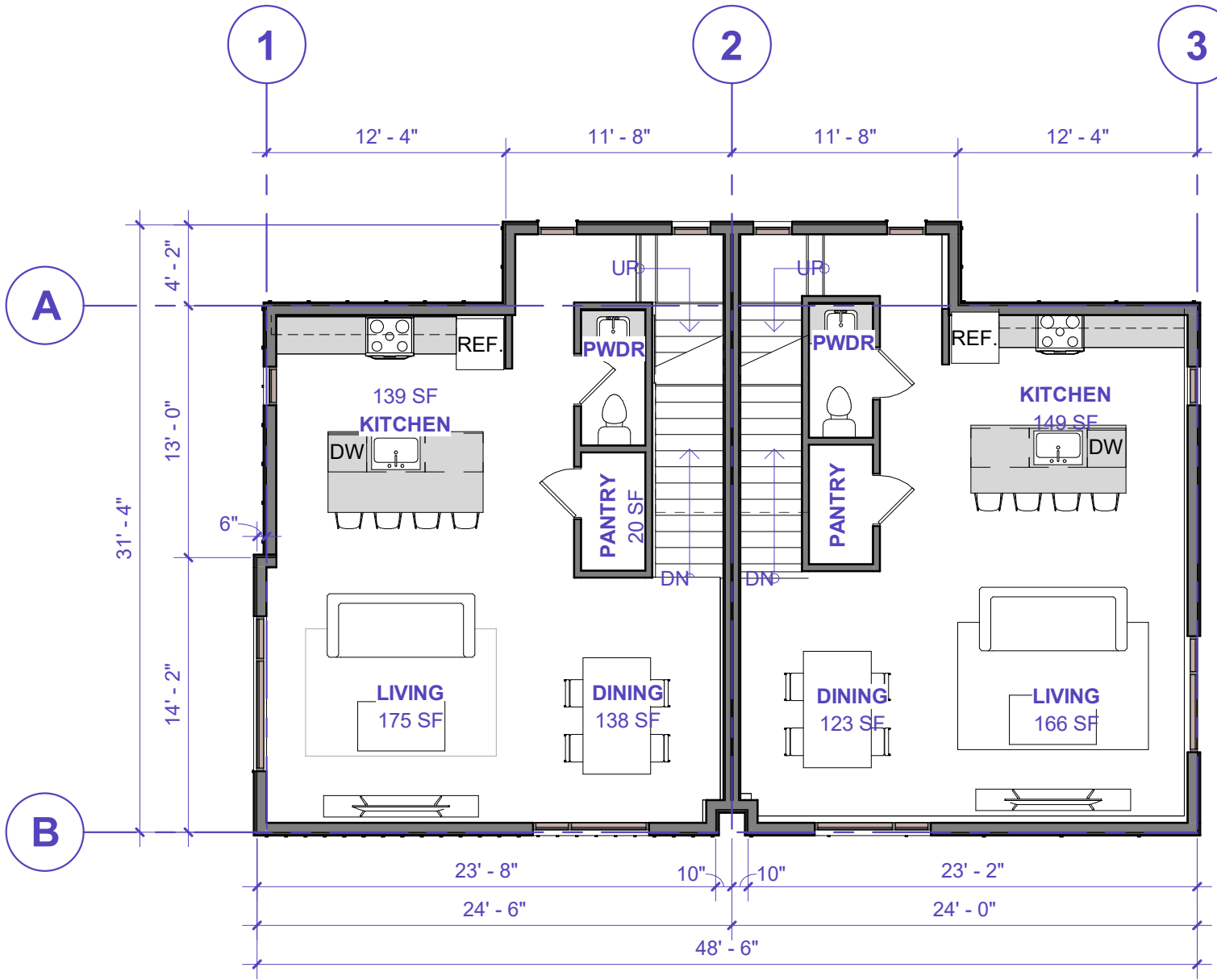
Level 1 Floor Plan

Scale 1/8" = 1'-0"



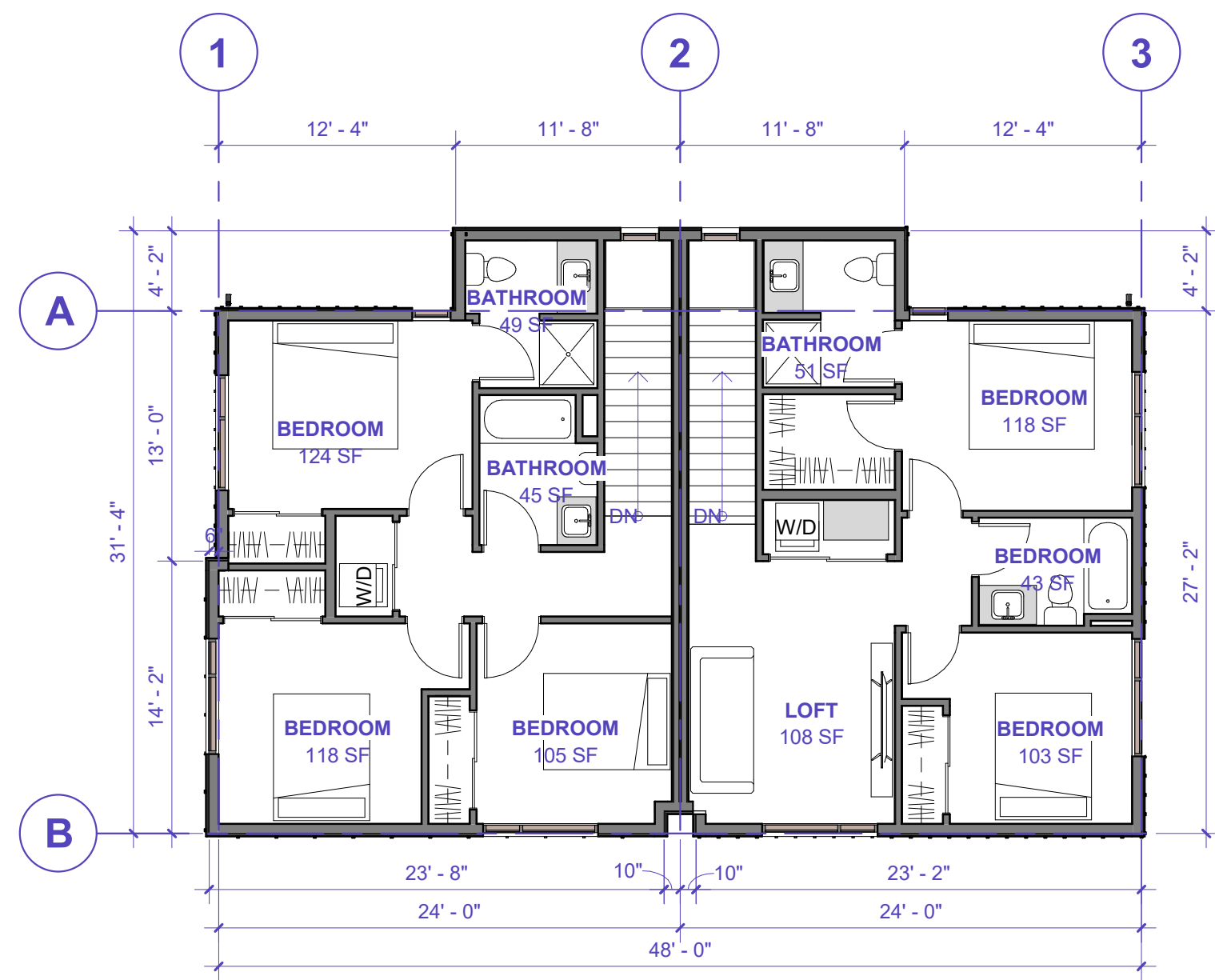
Level 2 Floor Plan

Scale 1/8" = 1'-0"



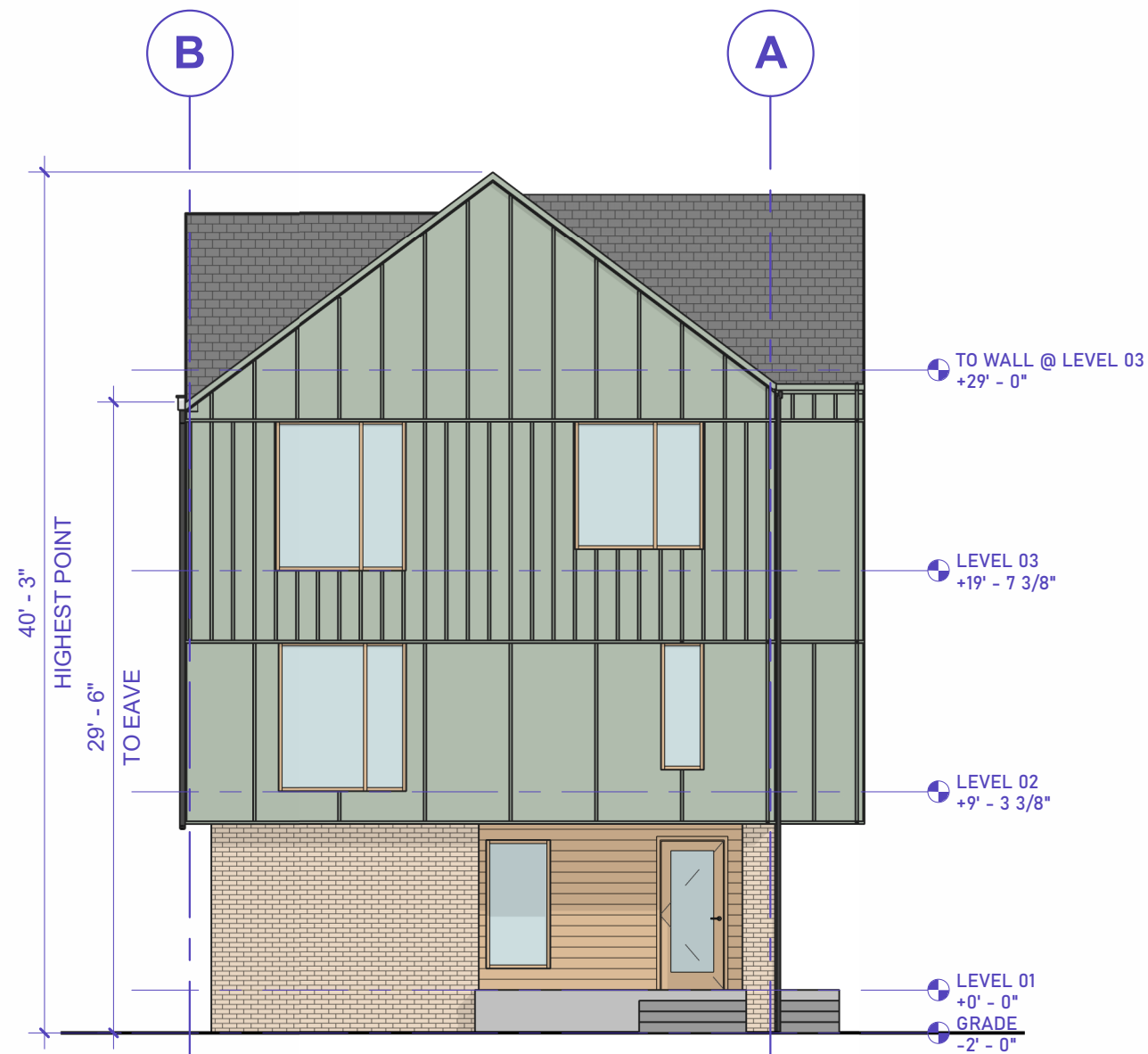
Level 3 Floor Plan

Scale 1/8" = 1'-0"



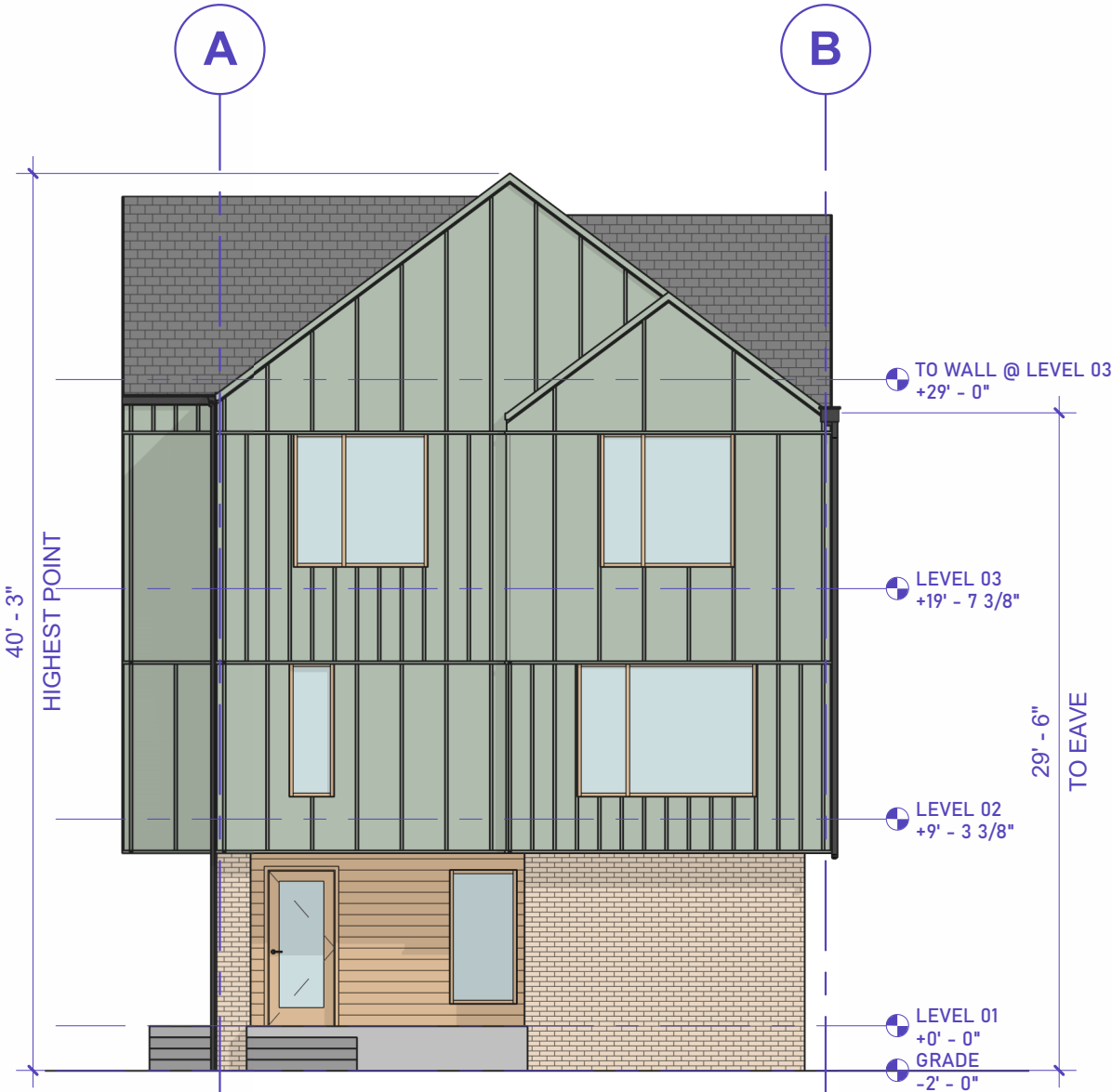
Exterior Elevation

Scale 1/8" = 1'-0"



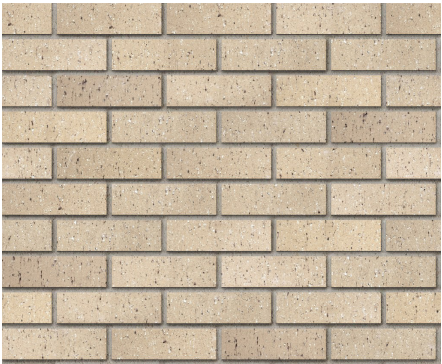
Exterior Elevations

Scale 1/8" = 1'-0"



Material Palette

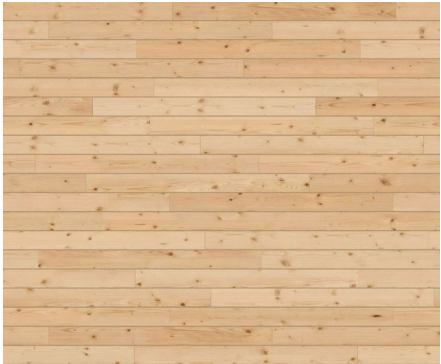
Material Palette 1



TAN BRICK VENEER

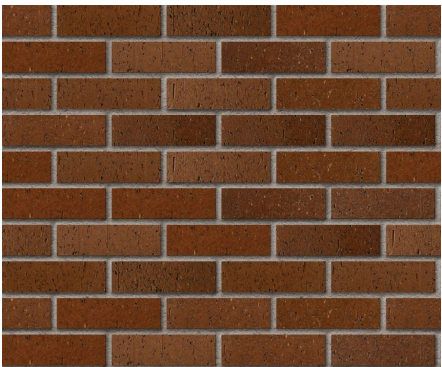


SAGE



LIGHT WOOD HORIZONTAL

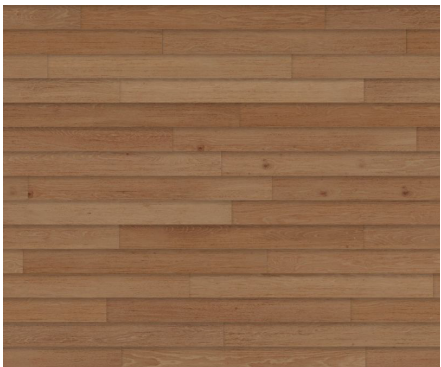
Material Palette 2



RED BRICK VENEER

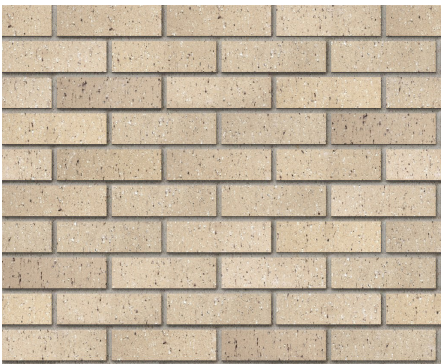


NAVY



DARK WOOD HORIZONTAL

Material Palette 3



TAN BRICK VENEER



FORREST



DARKWOOD HORIZONTAL

Material Palette





Scale 3/32" = 1'-0"

1. TRANSFORMER, COORDINATE ALL POWER REQUIREMENTS WITH IDAHO POWER.
2. SUBDIVISION COMMUNAL MAILBOX, OFCI.
3. FENCED BACKYARD. SEE LANDSCAPE FOR FENCE DETAILS.
4. EXISTING CANAL. SEE LANDSCAPE PLANS FOR IMPROVEMENTS.
5. TRASH BINS.

 BUILDING FOOTPRINT

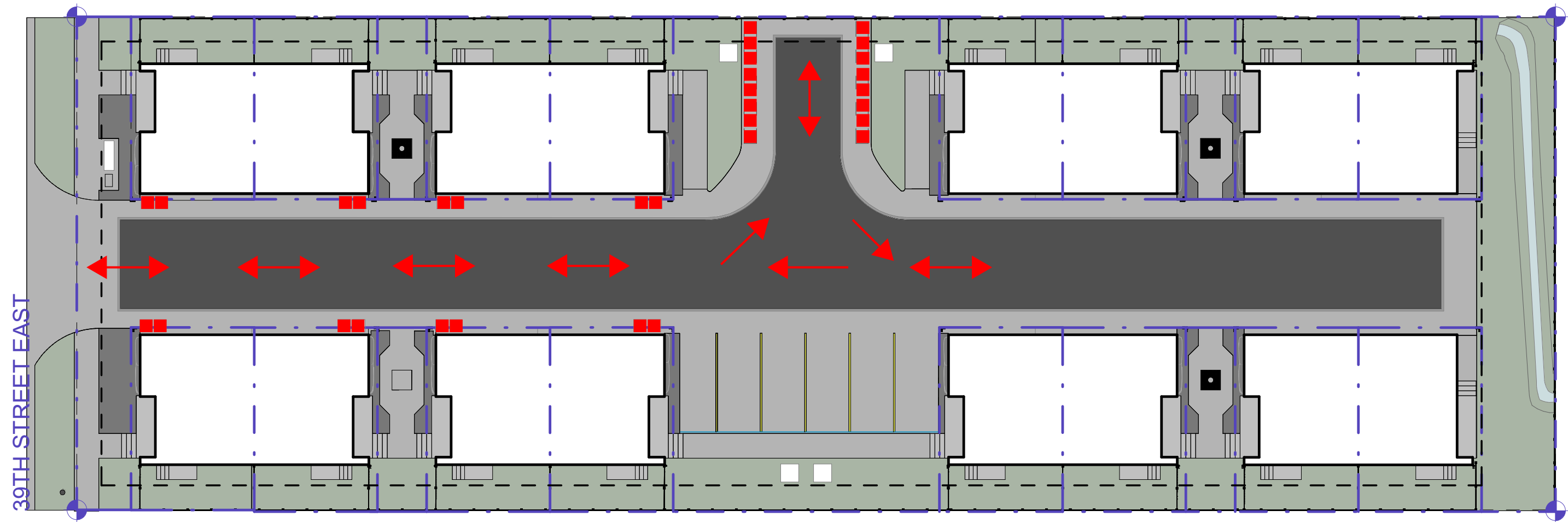
 PERMEABLE PAVERS, SEE LANDSCAPE & CIVIL PLANS

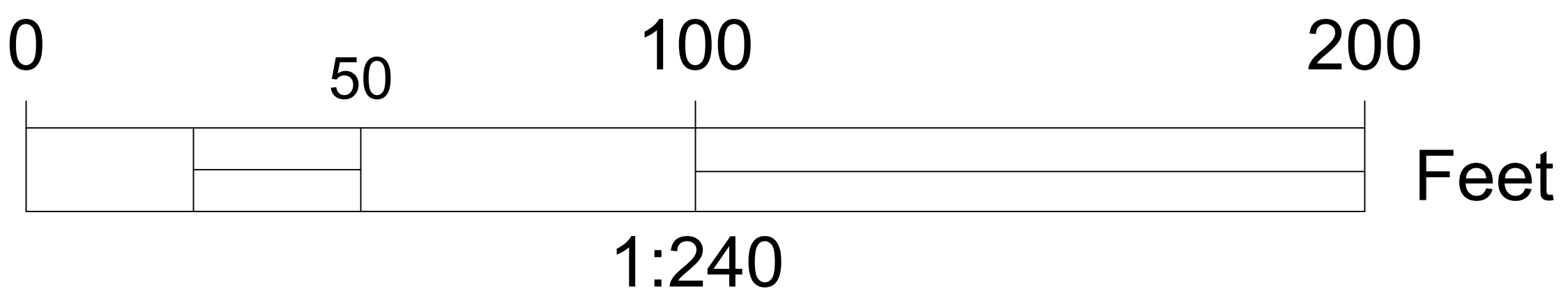
 LANDSCAPE AREA, SEE LANDSCAPE PLANS

 PROPERTY LINE



Trash Plan





ENGINEERS STAMP:

Entitlement –
These plans
are not for
construction.

Firm Name and Address

Axiom Points, LLC
PO Box 595
Star, ID

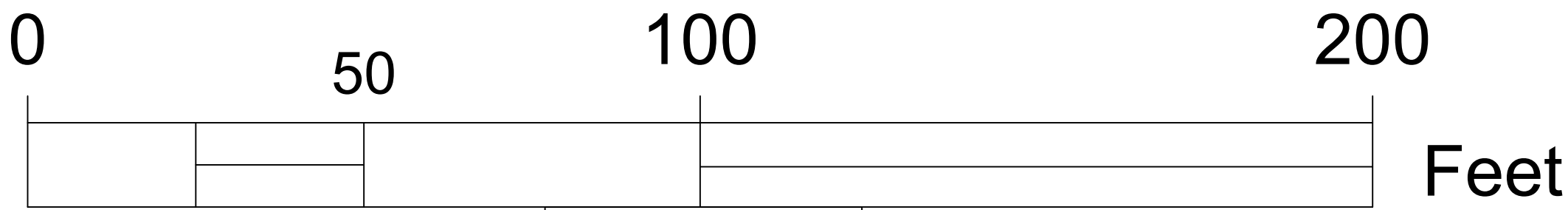
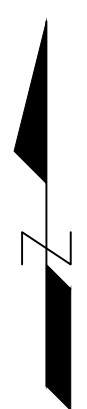
DESIGNED BY: Kampbell Points

Project Name and Address
Seven Walk Townhomes
123 E 39th
Garden City, ID

Project Seven Walk Townhomes	Sheet 2
Date 7/20/26	
Scale 1" = 20'	

Preliminary Plat
Seven Walks Townhomes

123 E 39th Street Garden City ID
A Portion of Lot 27, Block 8 Fairview Subdivision No. 1
Lying in the North $\frac{1}{2}$ of Section 5
Township 3 North, Range 2 East, Boise Meridian
Ada County

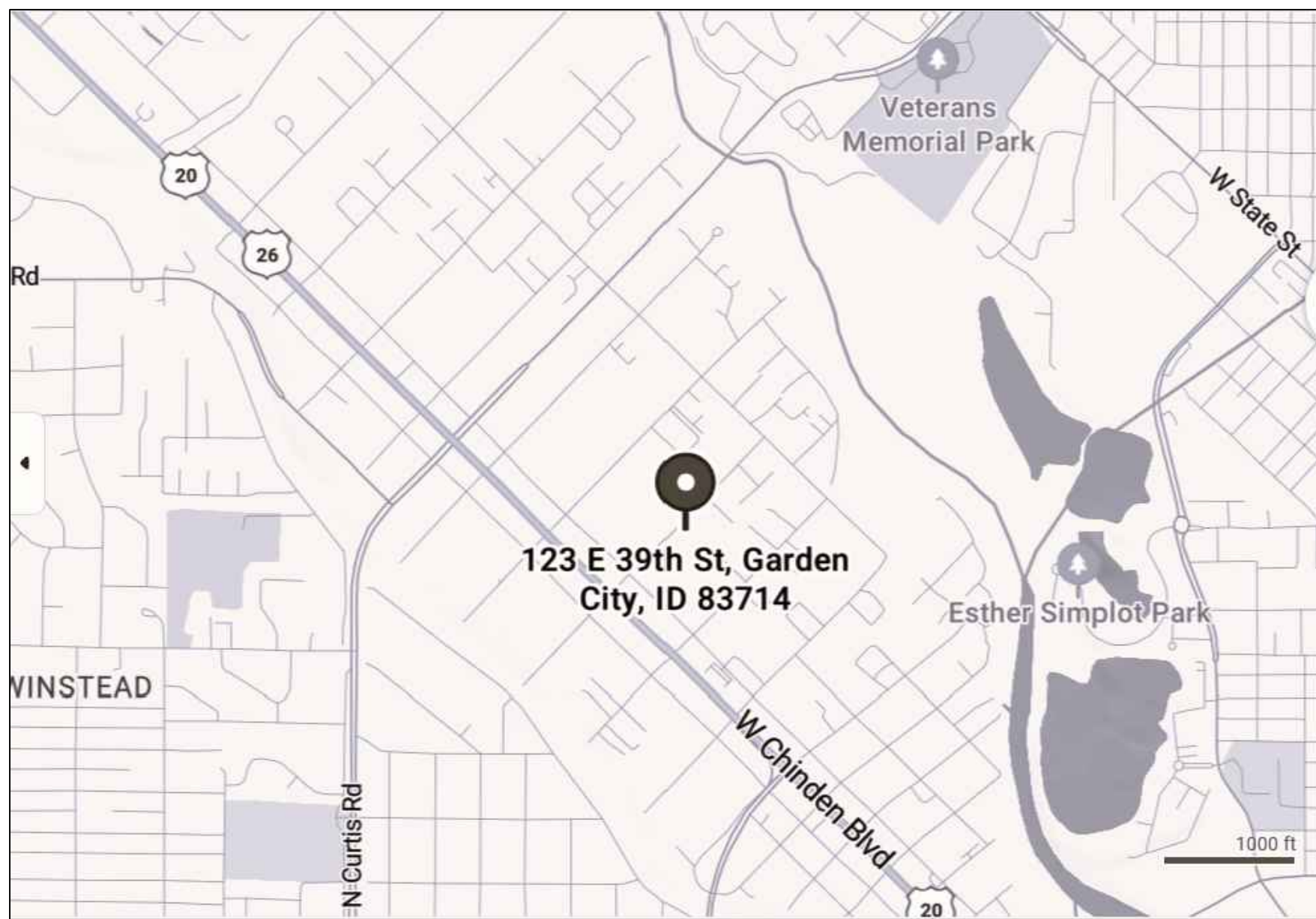


Site Notes

1. Total Site Area = 0.69 Acres
2. Land Use Zoning = R-3
3. Lot Setbacks per City Code
 - 3.1. Front - 5 feet
 - 3.2. Side - 5 feet
 - 3.3. Rear 15 feet
4. Area Calculations
 - 4.1. Lot Size - 925 SF
 - 4.2. Paved Area Proposed - 12,953 SF
 - 4.3. Open Space - 2265 SF
 - 4.4. Percent Open Space - 8%
 - 4.5. ROW Dedication - 0%
5. Parking Proposed
 - 5.1. Guest Parking - 5 full size, 1 compact
 - 5.2. Proposed 2 car garage in units
6. The Engineer certifies that the information provided has been prepared to support the plat and not for construction.
7. There will be a homeowner association and CCR.

Notes

1. All proposed roads are private and common drives.
2. Lots 17, 18 and 19 are common lots maintained by HOA.
3. On site drainage will be handled by permeable pavers.
4. Public utilities shall include water, sewer, power, fiber.
5. Irrigation water will be provided by the irrigation district in compliance with Idaho Code.



Developer
D3V Black
4402 Emerald
Boise, ID 83706
Jaelyn Funk
(503)713-8922
Surveyor
Idaho Survey Group
9939 W Emerald
Boise, ID 83706
Steven Haug
(208)846-8570
Engineer
Axiom Points
PO Box 595
Star, ID 83669
Tom Points
(208)830-8679

General Notes

ENGINEERS STAMP:

Entitlement.

No.	Revision/Issue	Date

Firm Name and Address

Axiom Points, LLC
PO Box 595
Star, ID

DESIGNED BY: Kampbell Points

Project Name and Address

Seven Walk Townhomes

123 E 39th
Garden City, ID

Project

Seven Walk Townhomes

Date
7/20/26

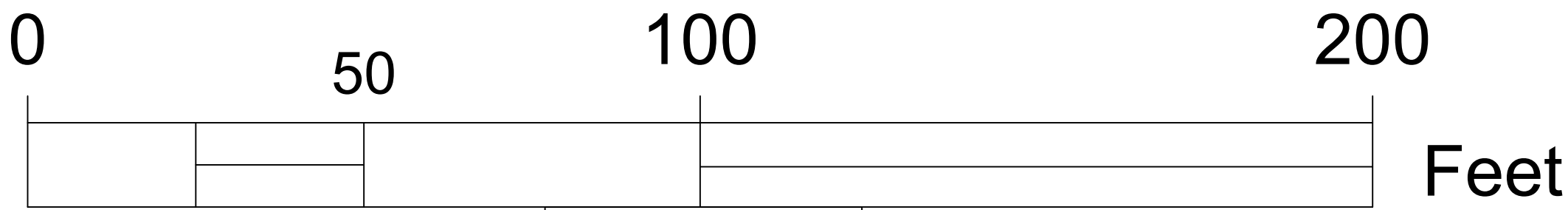
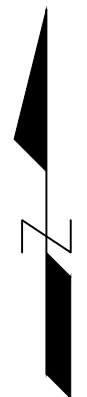
Scale
1" = 20'

Sheet

1

Subdivision Map
Seven Walks Townhomes

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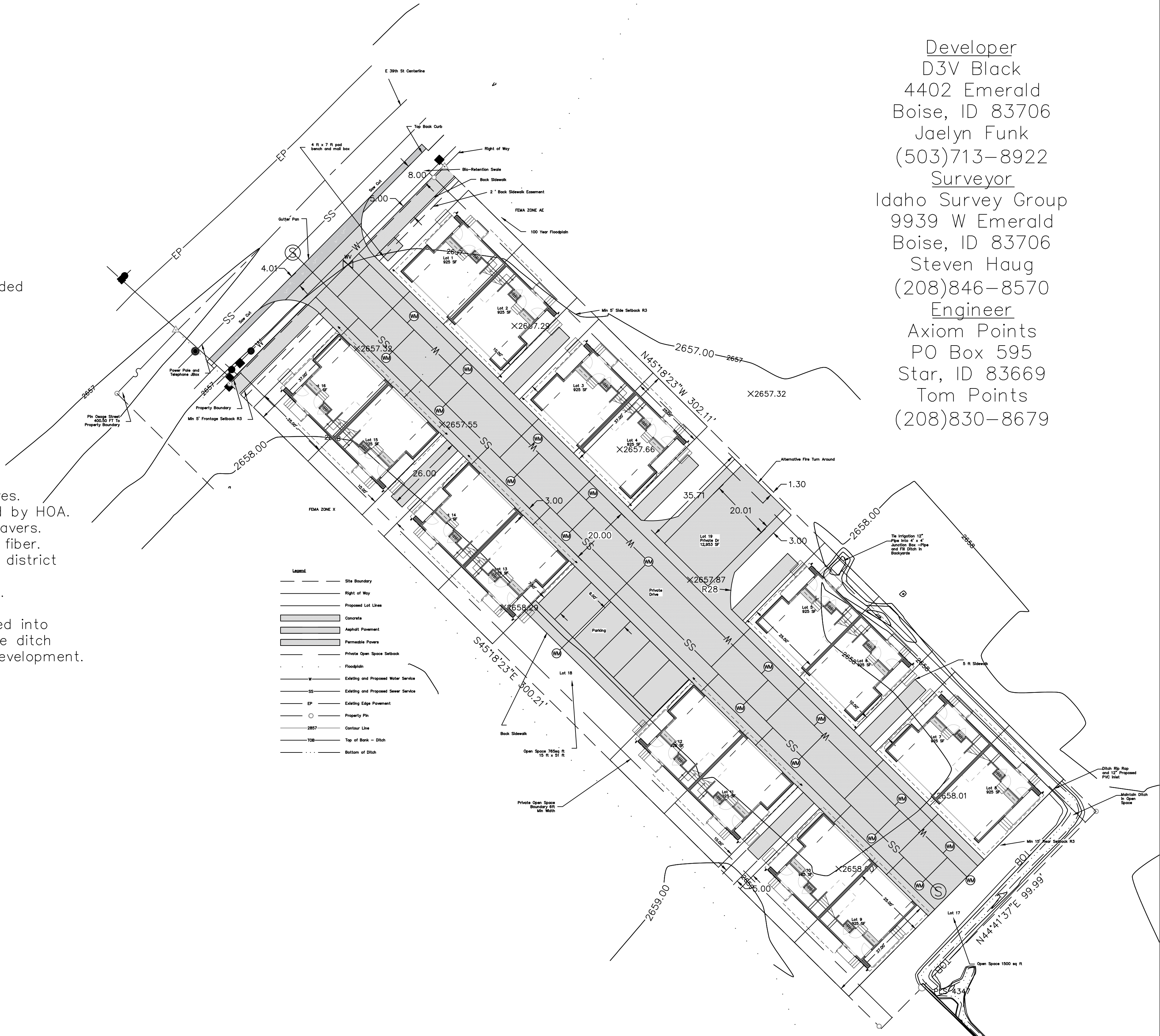
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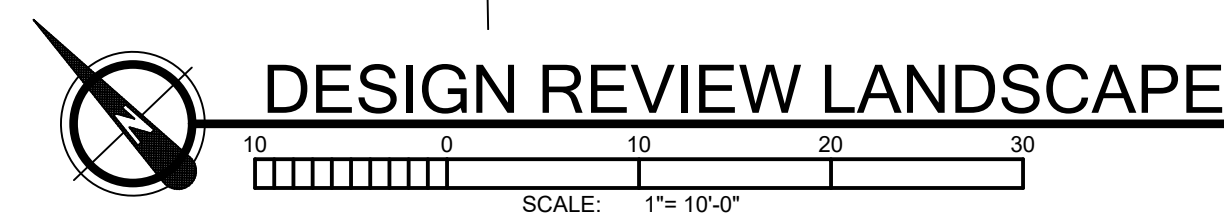
Notes

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2. Lots 17, 18 and 19 are common lots maintained by HOA.
3. On site drainage will be handled by permeable pavers.
4. Public utilities shall include water, sewer, power, fiber.
5. Irrigation water will be provided by the irrigation district in compliance with Idaho Code.
6. Per ACHD no bike lanes required on 39th Street.
7. No existing street lights on 39th Street.
8. The Fairview Estates Irrigation ditch will be routed into a junction box and piped under backyards. The ditch will remain open in the open space at rear of development.

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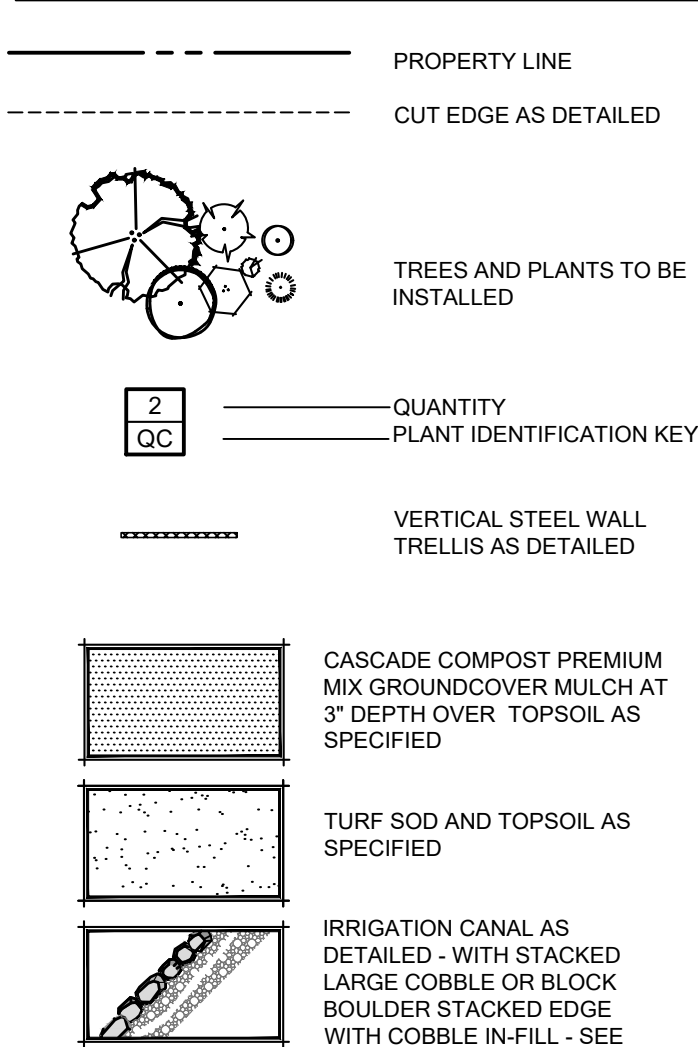
Z:_REP Projects\2025\26021 39th St. Townhomes - Gm\CAD\Sheets\26021 Design Review Landscape Plotting plotted by: Rodney Evans on Mon, July 20 2026 at 03:15 PM



PLANT SCHEDULE

QTY	KEY	BOTANICAL NAME	COMMON NAME	SIZE	NOTES
DECIDUOUS SHADE TREES					
10	BN	Betula nigra 'Dura-Heat'	Dura Heat River Birch	2" CAL. B&B	Multi-Stem; Class II - 30' H x 25' W
2	CK	Cladrastis kentukea	Yellowwood	2" CAL. B&B	Class II - 30' H x 30' W
3	SO	Sophora japonica 'Regent'	Regent Japanese Pagodatree	2" CAL. B&B	Class II - 45' H x 35' W
ORNAMENTAL TREES					
6	CC	Cercis canadensis	Eastern Redbud	2" CAL. B&B	Multi-Stem - Class I - 15' H x 15' W
8	PV	Prunus virginiana 'Canada Red'	Canada Red Chokecherry	2" CAL. B&B	Multi-Stem - Class I - 15' H x 15' W
SHRUBS/PERENNIALS/ORNAMENTAL GRASSES/VINES					
12	AQ	Akebia quinata	Fiveleaf Akebia	#1	10' H x 2' W; TRAIN TO WALL TRELLIS
44	BG	Buxus x 'Green Mountain'	Green Mountain Boxwood	#2	5' H x 3' W
60	BM	Buxus microphylla var. japonica 'Winter Gem'	Winter Gem Boxwood	#2	2-3' H x 3-4' W
3	CH	Cotoneaster horizontalis 'Perpusillus'	Prostrate Rock Cotoneaster	#1	2' H x 5' W
40	HA	Hakonechloa macra 'All Gold'	All Gold Japanese Forest Grass	#1	1.5' H x 1.5' W
12	HC	Hydrangea anomala petiolaris	Climbing Hydrangea	#1	10' H x 2' W; TRAIN TO WALL TRELLIS
14	HP	Hydrangea paniculata 'Fire Light Tidbit'	Fire Light Tid Bit Panicle Hydrangea	#2	2-3' H x 2-3' W
15	HR	Hemerocallis x 'Ruby Spider'	Rainbow Rhythm Ruby Spider Daylily	#1	2.5' H x 2' W
36	PV	Panicum virgatum 'Northwind'	Northwind Switch Grass	#1	6' H x 2-3' W
12	PQ	Parthenocissus quinquefolia	Virginia Creeper	#1	8-12' H x 2' W; TRAIN TO WALL TRELLIS
22	PE	Pennisetum alopecuroides 'Karley Rose'	Karley Rose Dwarf Fountain Grass	#1	3' H x 3' W
9	PA	Perovskia atriplicifolia 'Longin'	Longin Russian Sage	#1	3-4' H x 2-3W
30	PL	Prunus laurocerasus 'Schipkaensis'	Schipka Cherry Laurel	#5	6-8' H x 6-8' W
6	PM	Pyracantha x 'Mohave'	Mohave Pyracantha	#1	8-12' H x 2' W; TRAIN TO WALL TRELLIS

SITE AND LANDSCAPE LEGEND



LANDSCAPE REQUIREMENTS

CITY OF GARDEN CITY, IDAHO CODE: 8-44 ARTICLE I: LANDSCAPING AND TREE PROTECTION PROVISIONS
TOTAL SITE AREA: 69 ACRES - 30,056 S.F.
TOTAL LANDSCAPE AREA: 8,297 S.F. - 28%
MINIMUM PLANT SIZES SHALL BE USED:
SHADE TREES: 2 INCH CALIPER
ORNAMENTAL TREES: 2 INCH CALIPER
EVERGREEN TREES: 6 FOOT HEIGHT
WOODY SHRUBS: 2 GALLON POT
REQUIRED LANDSCAPE AREAS SHALL BE AT LEAST (70%) COVERED WITH VEGETATION AT MATURITY WITH MULCH. USE OF MULCH, ORGANIC OR ROCK AS ONLY GROUND COVER IN PLANTING AREAS IS PROHIBITED. PROVIDED: 90% COVERAGE

TOTAL NUMBER OF TREES PROPOSED: 29
TOTAL NUMBER OF TREE SPECIES REQUIRED: 3 - PROVIDED 5

LANDSCAPING PROVISIONS FOR SPECIFIC USE: TOWNHOUSES
MINIMUM OF 5% OF GROSS SITE AREA SHALL BE LANDSCAPED, EXCLUDING AREAS FOR SETBACK AND PERIMETER LANDSCAPE.
3,441 S.F. PROVIDED EXCLUDING 4,856 S.F. OF SETBACK/PERIMETER
PERCENT PROPOSED: 11.4%

A MINIMUM OF ONE CLASS III OR CLASS II TREE SHALL BE PLANTED IN THE FRONTAGE AND EVERY ADJACENT STREET SIDE. AN ADDITIONAL CLASS I TREE SHALL BE PLANTED IN THE CORRESPONDING SETBACK FOR EVERY INCREMENT OF FIFTY FEET (50') OF LINEAR FEET OF FRONTAGE.
100' OF FRONTAGE ON 39TH STREET
PROPOSED CLASS III AND II: 0
PROPOSED CLASS I: 2

A MINIMUM OF ONE TREE PER ONE THOUSAND (1,000) SQUARE FEET OF LANDSCAPED AREA AND ONE SHRUB PER ONE HUNDRED FIFTY (150) SQUARE FEET OF LANDSCAPED AREA SHALL BE PLANTED.
REQUIRED TREES: 9 - PROPOSED TREES: 29
REQUIRED SHRUBS: 59 - PROPOSED SHRUBS: 315 (INCLUDING PERENNIALS, ORNA. GRASSES AND VINES/CLIMBERS)

TREES MAY BE SUBSTITUTED FOR UP TO ONE-HALF (1/2) OF THE REQUIRED SHRUBS AT THE RATE OF ONE TREE FOR TEN (10) SHRUBS AND VICE VERSA.

CLASS II OR CLASS III TREES CAN BE SUBSTITUTED AT THE RATE OF TWO (2) CLASS I TREES FOR EVERY ONE CLASS II OR CLASS III TREES UNLESS OTHERWISE SPECIFIED BY AN ADOPTED STREET DESIGN OR MASTER PLAN.
PERIMETER LANDSCAPING REQUIREMENTS: (SEE APPLICABILITY)
PARKING LOT LANDSCAPING REQUIREMENTS: (SEE APPLICABILITY)
INTERNAL LANDSCAPING STANDARDS:
- INTERNAL SHADE TREES SHALL BE PROVIDED AT A MINIMUM RATIO OF ONE TREE PLANTED FOR EVERY FIVE (5) PARKING SPACES SUPPLIED.
- INTERNAL SHADE TREES SHALL BE PLANTED SUCH THAT NO PARKING SPACE IS MORE THAN ONE HUNDRED FEET (100') FROM A TREE.
- ON SMALL OR NARROW SITES, SHADE TREES PROVIDED IN NON-STREET FACING PERIMETER PLANTING AREAS CAN BE COUNTED TOWARD THE INTERNAL TREE REQUIREMENT, PROVIDED THAT THE MAXIMUM DISTANCE FROM A PARKING SPACE ONE HUNDRED FEET (100'), IS MET.

LOG OF SQ. FT. OF LANDSCAPE MATERIALS PER LOCATION

AREAS AS NOTED ON PLAN:

AREA 1 - 1024 S.F. OF LAWN/PLANTER BEDS WITH SHRUBS/TREES ALONG THE ROAD FRONTAGE

AREA 2 - 2156 S.F. OF LAWN/PLANTER BEDS WITH SHRUBS/TREES ALONG THE REAR YARDS ON THE NORTH SIDE

AREA 3 - 11605 S.F. OF LAWN/PLANTER BEDS/IRRIGATION CANAL WITH SHRUBS/TREES ALONG REAR PROPERTY LINE

AREA 4 - 2455 S.F. OF LAWN/PLANTER BEDS WITH SHRUBS/TREES ALONG THE REAR YARDS ON THE SOUTH SIDE

AREA 5 - 1080 S.F. OF LAWN/PLANTER BEDS/TREE GRATES WITH SHRUBS/TREES IN THE INTERIOR COURTYARDS, TURNAROUND AND PARKING AREA

TREE MITIGATION NOTES:

(GARDEN CITY CODE 8-41-7)

AS NOTED IN THE ARBORIST REPORT BY WILLIAM PRICE, ALPINE TREE SERVICE - THE SITE CONTAINS NO TREES THAT REQUIRE MITIGATION.

IRRIGATION NOTES:

- ALL LANDSCAPED AREAS SHALL HAVE AN AUTOMATIC UNDERGROUND SPRINKLER SYSTEM WHICH INSURES COMPLETE COVERAGE AND PROPERLY ZONED FOR REQUIRED WATER USES. EACH HYDROZONE IS TO BE IRRIGATED WITH SEPARATE INDIVIDUAL STATIONS.
PLANTER BEDS AND LAWN AREAS ARE TO HAVE SEPARATE HYDRO-ZONES.
POP-UP SPRINKLER HEADS SHALL HAVE A MINIMUM RISER HEIGHT OF 4 INCHES AT LAWN AREAS AND 18" UN-MOVED LAWN AREAS.
PLANTER BEDS ARE TO HAVE AN IN-LINE DRIP TUBING IRRIGATION SYSTEM. TUBING SHALL BE PRESSURE -COMPENSATING AND UTILIZE IN-LINE CHECK VALVES.
AN ELECTRONIC, SMART OR WIFI, U.S. EPA "WATERSENSE" LABELED CONTROLLER PROVIDING EITHER WEATHER-BASED OR SOIL MOISTURE BASED CAPABILITIES ARE TO BE PROVIDED. MINIMUM CONTROLLER REQUIREMENTS ARE AS FOLLOWS:
a. PRECISE INDIVIDUAL STATION TIMING
b. RUN TIME CAPABILITIES FOR EXTREMES IN PRECIPITATION RATES
c. AT LEAST ONE PROGRAM FOR EACH HYDROZONE
d. SUFFICIENT MULTIPLE CYCLES OR CYCLE AND SOAK FEATURES TO AVOID WATER RUN-OFF
e. POWER FAILURE BACKUP FOR ALL PROGRAMMED INDIVIDUAL VALVE WATERING STATIONS
f. WILL BE DESIGNED AND INSTALLED TO PROVIDE WATER TO RESPECTIVE HYDRO-ZONES.
g. INDIVIDUAL VALVE WATERING STATIONS WILL BE DESIGNED AND INSTALLED TO PROVIDE WATER TO RESPECTIVE HYDRO-ZONES
h. THE IRRIGATION SYSTEM SHALL BE DESIGNED TO PROVIDE 100% HEAD TO HEAD COVERAGE WITH TRIANGULAR SPACING FOR POP-UP OR ROTOR ZONES.
i. SPRINKLER HEADS SHALL BE ADJUSTED TO REDUCE OVER SPRAY ONTO IMPERVIOUS SURFACES (BUILDINGS, SIDEWALKS, DRIVEWAYS, AND ASPHALT AREAS).
j. PROVIDE MINIMUM (1) QUICK COUPLER VALVE PER EACH (6) AUTOMATIC VALVE ZONES. APPROVE Q.C.V. LOCATIONS WITH LANDSCAPE ARCHITECT.

R-3 ZONING
N45°18'23W 300.00'
AREA 2 - 2,156
FIRETRUCK ALTERNATIVE TURNAROUND
AREA 5 - 1060

AREA 1 - 1024 SF
S44°41'37W 99.99'

AREA 5 - 1060

AREA 4 - 2455 SF
S45°18'23E 300.00'

R-3 ZONING

AREA 3 - 11605 SF
N44°18'23W 300.00'

C-2 ZONING

CALLOUT NOTES

- VISION TRIANGLE
- EXISTING OVERHEAD POWER LINE
- PROPOSED 5' CONCRETE SIDEWALK
- PROPOSED DRIVE AISLE / FIRE LANE AND TURN AROUND
- ROOF LINE OF 2ND STORY LEVEL - TYPICAL
- EXISTING IRRIGATION CANAL TO BE PIPED ON NORTH SIDE

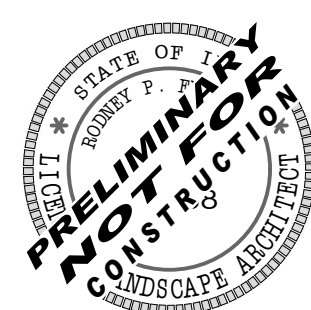
SEE CIVIL PLANS

- PROPOSED IRRIGATION CANAL WITH STACKED LARGE COBBLE OR BLOCK BOULDER EDGE AND COBBLE LINED CHANNEL - 79 LIN. FT OPEN LANDSCAPED WATERWAY - SEE DETAIL ON SHT. L1.5
- PROPOSED 6' HT. PRIVACY FENCE AT PERIMETER - SEE ARCHITECTURAL PLANS FOR DETAILS
- PROPOSED 6' HT. PRIVACY FENCE WITH GATES AT LOT LINES (PRIVATE BACKYARDS)
- PROPOSED CLUSTER MAILBOX; SEE ARCHITECTURAL PLANS

FOR DETAILS

- PROPOSED TREE GRATE BY URBAN ACCESSORIES - 4' X 4' MODEL "BOSTON" - SEE DETAILS ON SHT. L1.5
- PROPOSED BENCH - TYP. OF 1; MODEL "UB-20" BY VICTOR STANLEY; 6' LENGTH; COLOR BY OWNER - VICTOR STANLEY.COM
- PROPOSED GREEN WALL - VERTICALLY MOUNTED STEEL WALL TRELLIS - SEE DETAILS ON SHT. L1.5

NO.	REVISION/ISSUE	DATE



811
Know what's below. Call before you dig.
CALL 2 BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES



RODNEY EVANS + PARTNERS
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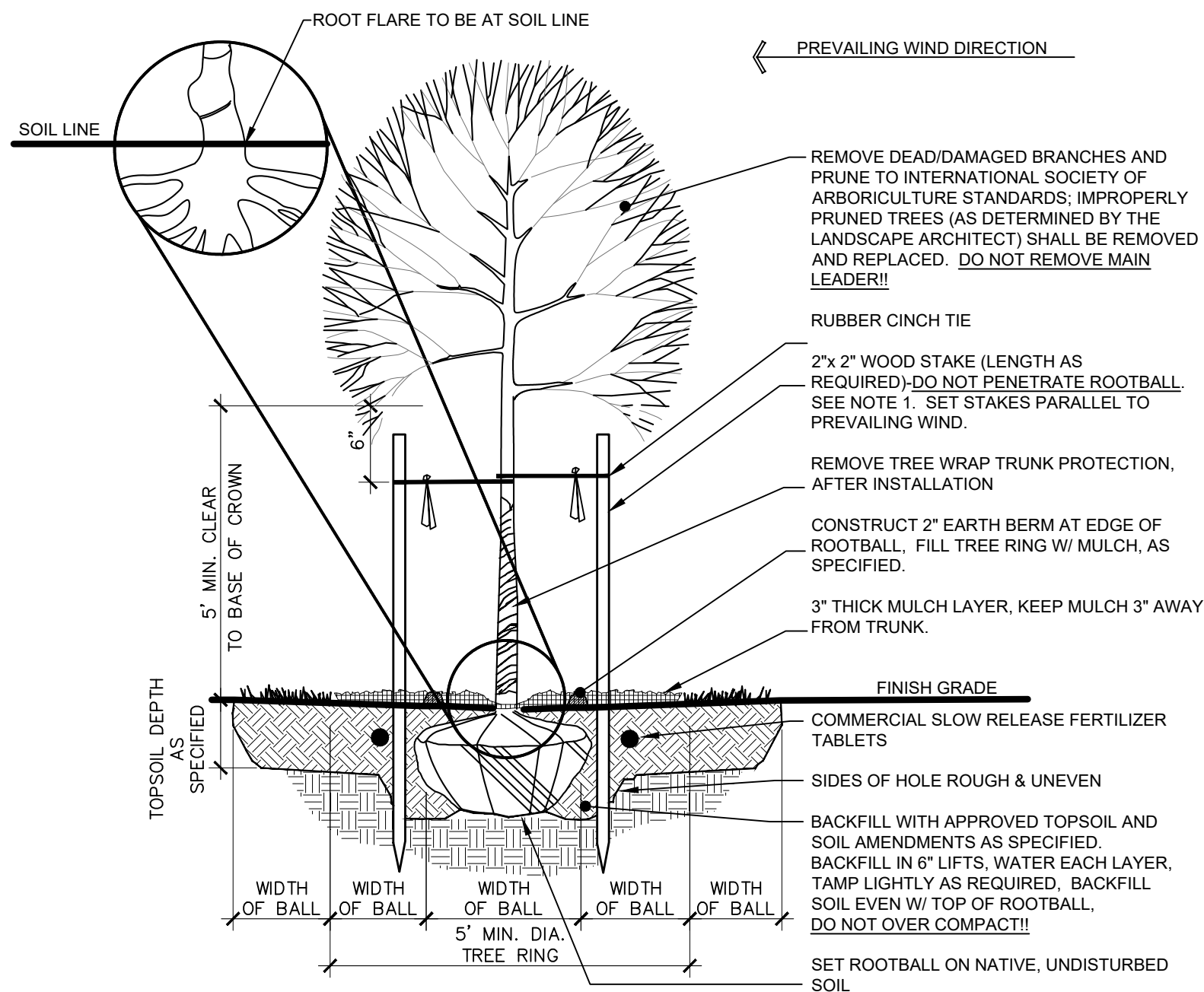
39TH STREET TOWNHOMES
123 E. 39TH ST
GARDEN CITY, ID

DESIGN REVIEW LANDSCAPE PLAN

PROJECT	26021	SHEET
DATE	07/20/2026	L1.0
DRAWN BY	RE	CHECKED BY
RE	RE	

DESIGN REVIEW

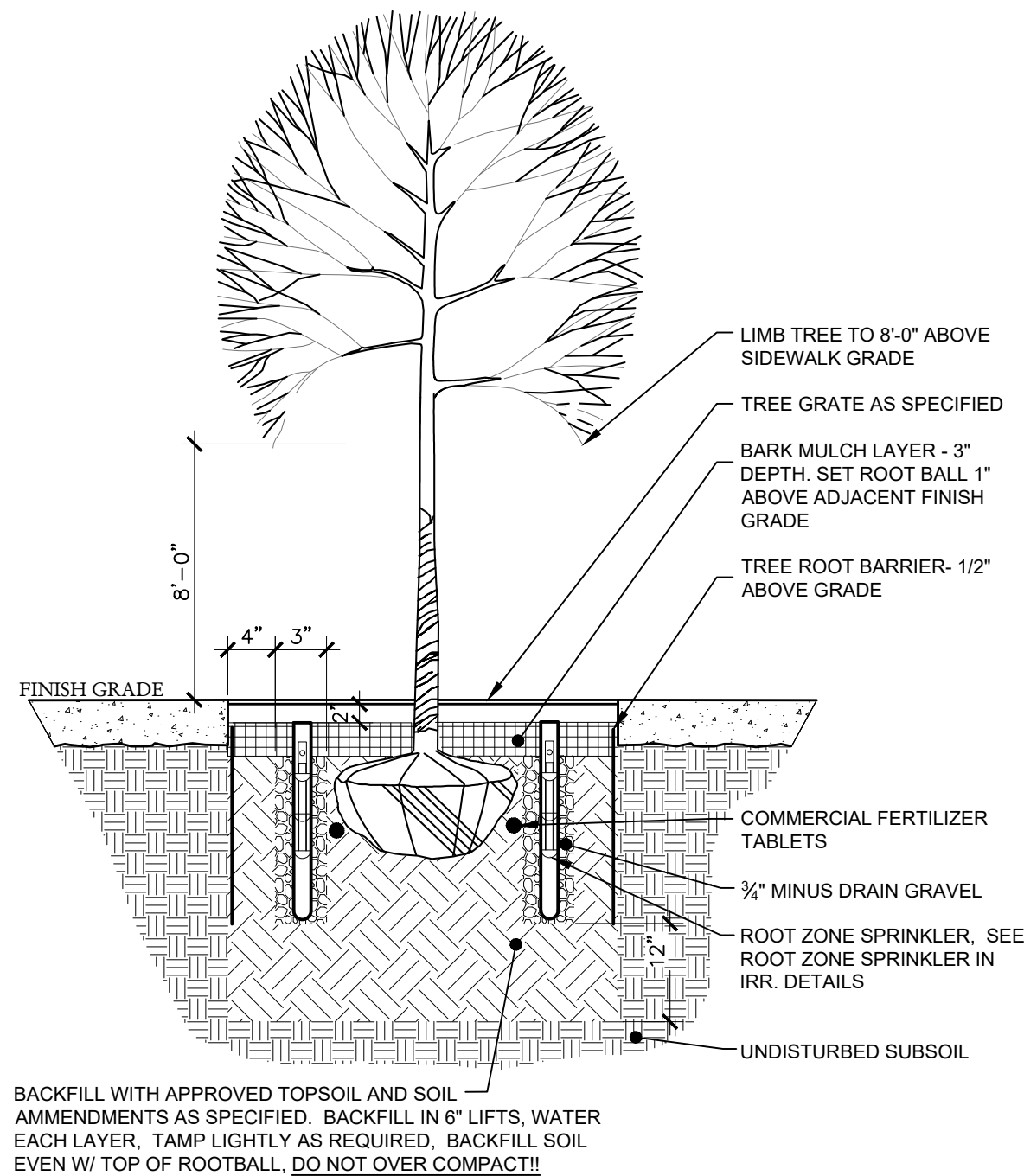
Z:_REP Projects\2025\26021 39th St. Townhomes - Gm\CA0\Sheets\26021 Design Review Landscape Planting.dwg plotted by: Rodney Evans on Mon, July 20 2026 at 03:17 PM



- NOTES:
1. REMOVE BURLAP, TWINE, AND WIRE BASKET FROM TOP 3/4 OF ROOTBALL. REMOVE ALL NAILS, TIES, AND PLASTIC FROM ROOTBALL. IF SYNTHETIC BURLAP IS UTILIZED TO WRAP THE ROOTBALL, IT SHALL BE COMPLETELY REMOVED. ONLY BIODEGRADABLE BURLAP SHALL BE LEFT ON THE BOTTOM OF THE ROOTBALL.
 2. THE STAKING OF TREES IS TO BE THE CONTRACTOR'S OPTION; HOWEVER, THE CONTRACTOR IS RESPONSIBLE TO ENSURE THAT ALL TREES ARE PLANTED STRAIGHT AND THAT THEY REMAIN STRAIGHT FOR LENGTH OF WARRANTY PERIOD OR 1 YEAR AFTER SUBSTANTIAL COMPLETION WHICHEVER IS GREATER. ALL STAKING SHALL BE REMOVED AT THE END OF THE WARRANTY PERIOD.
 3. IN THE EVENT OF A QUESTION OR LACK OF CLARITY ON THE DRAWINGS, THE CONTRACTOR IS TO NOTIFY THE LANDSCAPE ARCHITECT BEFORE PROCEEDING.
 4. LANDSCAPE CONTRACTOR IS TO NOTIFY THE LANDSCAPE ARCHITECT AND OWNER PRIOR TO INSTALLATION OF PLANT MATERIAL.
 5. WRAP RUBBER CINCH TIES AROUND THE TREE TRUNKS AND STAKES USING EITHER THE STANDARD OR FIGURE EIGHT TYING METHOD. SECURE THE TIES TO THE STAKES WITH GALVANIZED NAILS TO PREVENT SLIPPAGE.
 6. WATER TREE TWICE WITHIN THE FIRST 24 HOURS.
 7. IN THE EVENT HARDPAN SOILS PREVENT TREE PLANTING AS DETAILED, NOTIFY THE LANDSCAPE ARCHITECT IMMEDIATELY.
 8. FOR TREES LOCATED WITHIN ROADSIDE PLANTERS LESS THAN 8'-0\"/>

1 DECIDUOUS TREE PLANTING

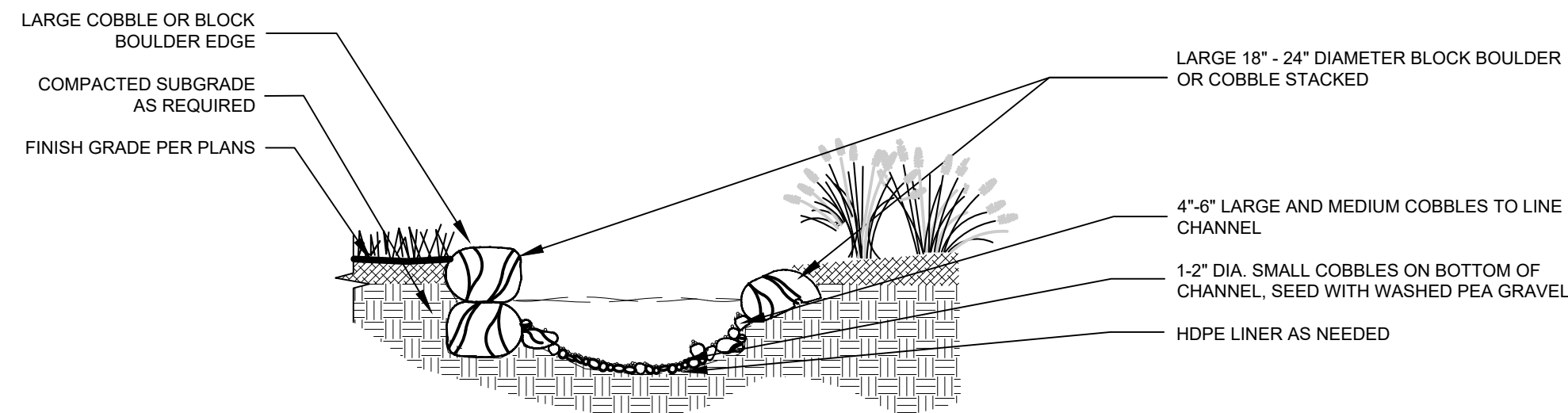
NOT TO SCALE



- NOTES:
1. PLANT TREE IN CENTER OF WELL.
 2. REFER TO DECIDUOUS TREE PLANTING FOR ADDITIONAL INFORMATION AND REQUIREMENTS.

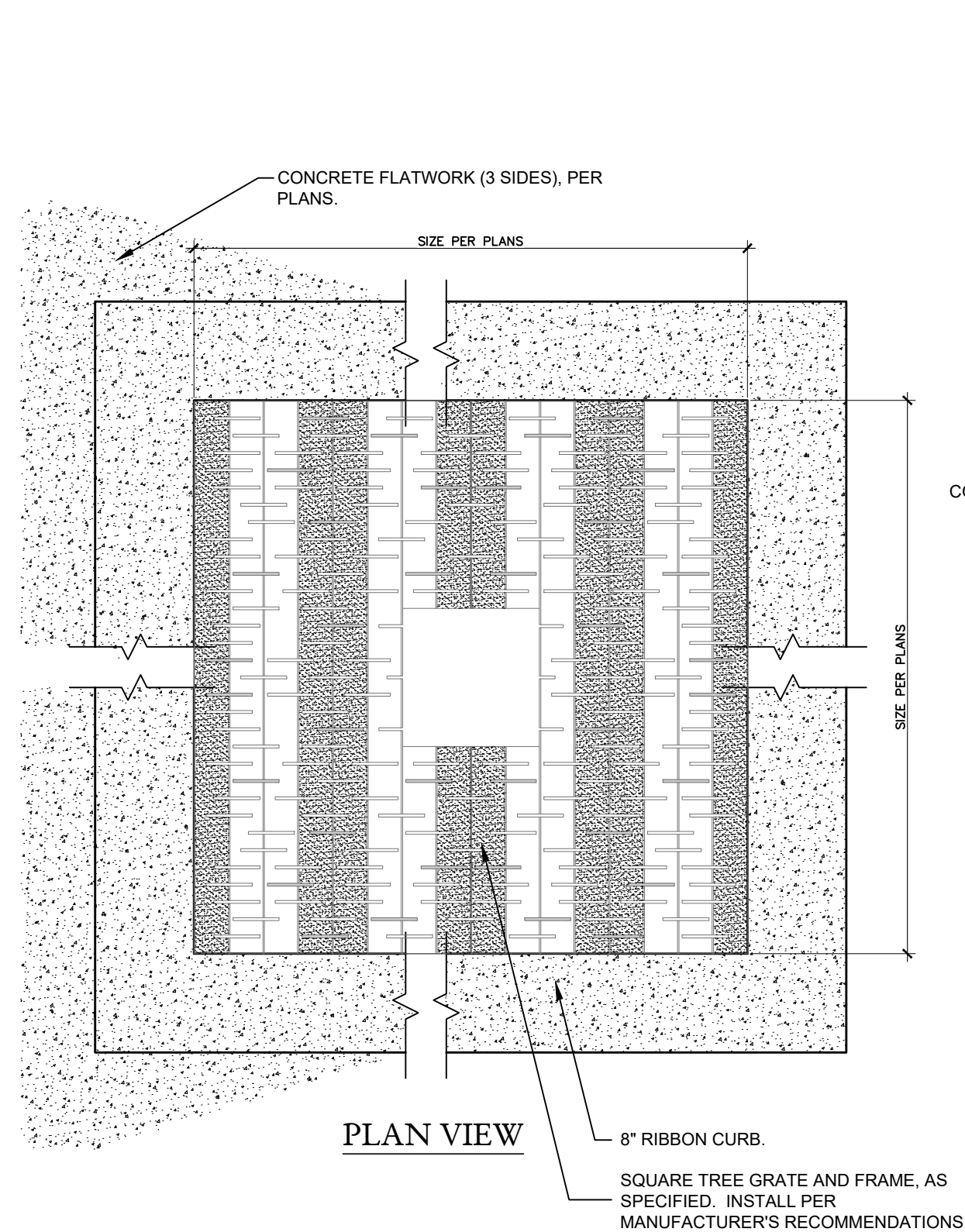
2 DECIDUOUS TREE IN PLAZA PLANTER

NOT TO SCALE



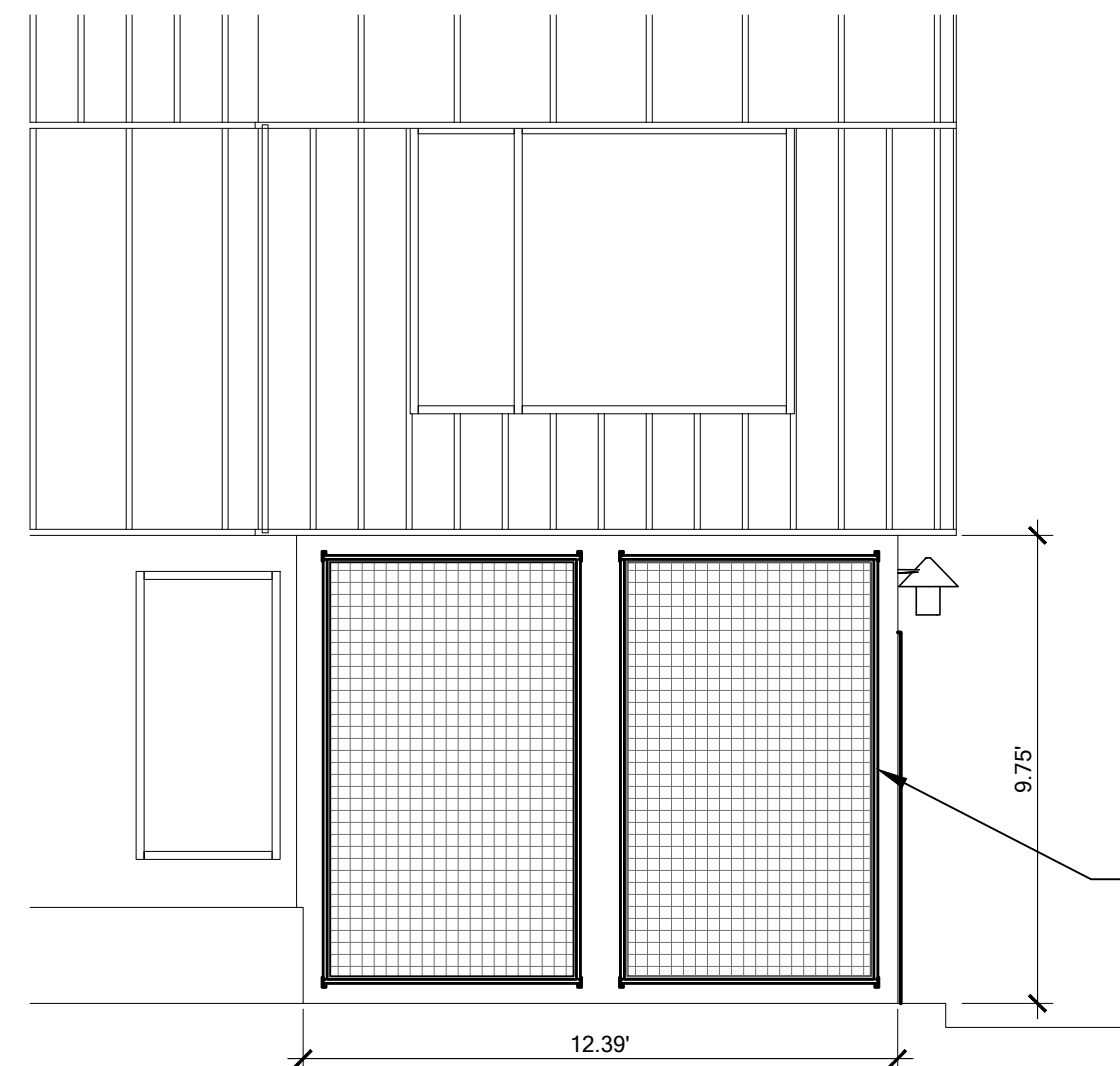
4 IRRIGATION CANAL WITH STACKED LARGE COBBLE/BLOCK BOULDER EDGE AND COBBLE LINED CHANNEL

NOT TO SCALE



5 TREE GRATE IN CONCRETE FLATWORK

Scale: 1"=1'-0"

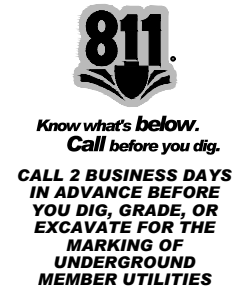


6 VERTICAL STEEL TRELLIS FOR GREEN WALL MOUNTED TO SIDE OF BUILDING

NOT TO SCALE



NO.	REVISION/ISSUE	DATE



reandpartners.com • 208-514-3300 • 1450 W. Bismock Street, Boise, Idaho 83702

39TH STREET TOWNHOMES
123 E. 39TH ST
GARDEN CITY, ID

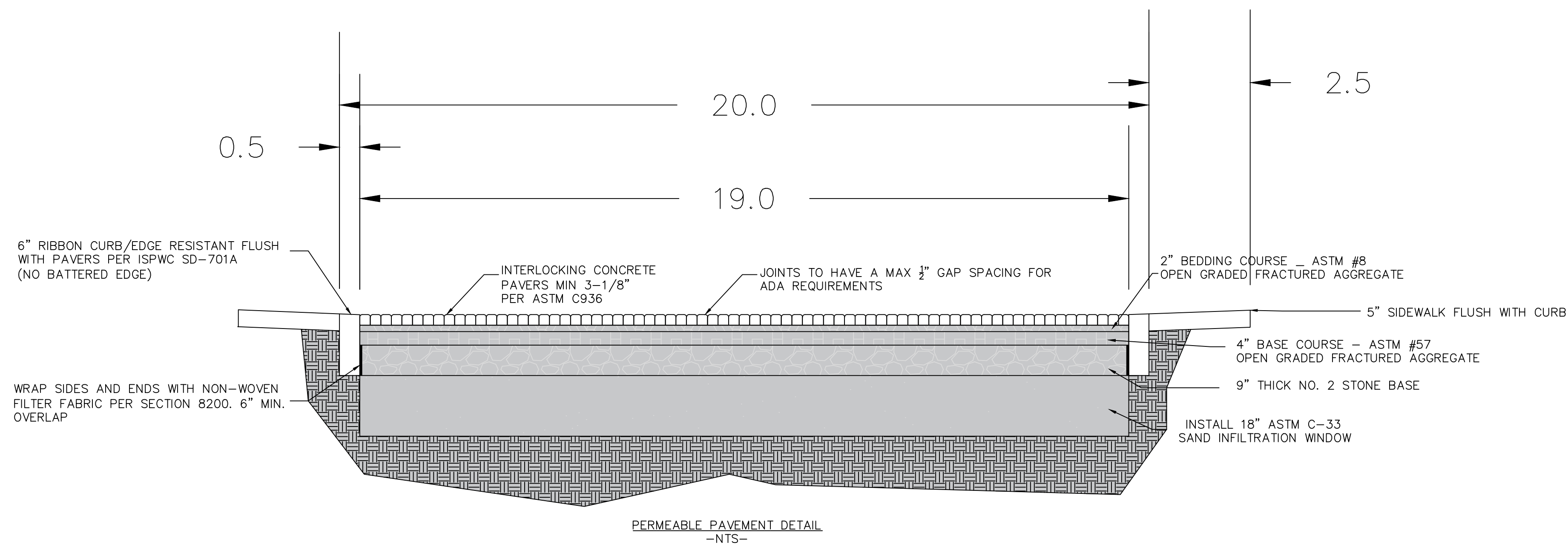
DESIGN REVIEW NOTES & DETAILS

PROJECT	26021	SHEET	L1.5
DATE	07/20/2026		
DRAWN BY	RE	CHECKED BY	RE

DESIGN REVIEW

Engineering Details
Seven Walks Townhomes

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Lying in the North $\frac{1}{2}$ of Section 5
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are not for
construction.

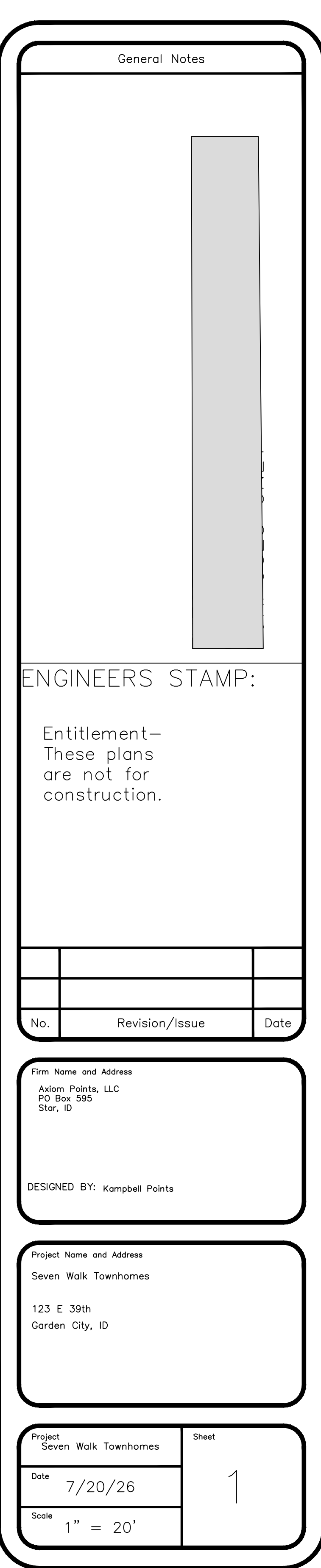
No.	Revision/Issue	Date

Firm Name and Address
Axiom Points, LLC
PO Box 595
Star, ID

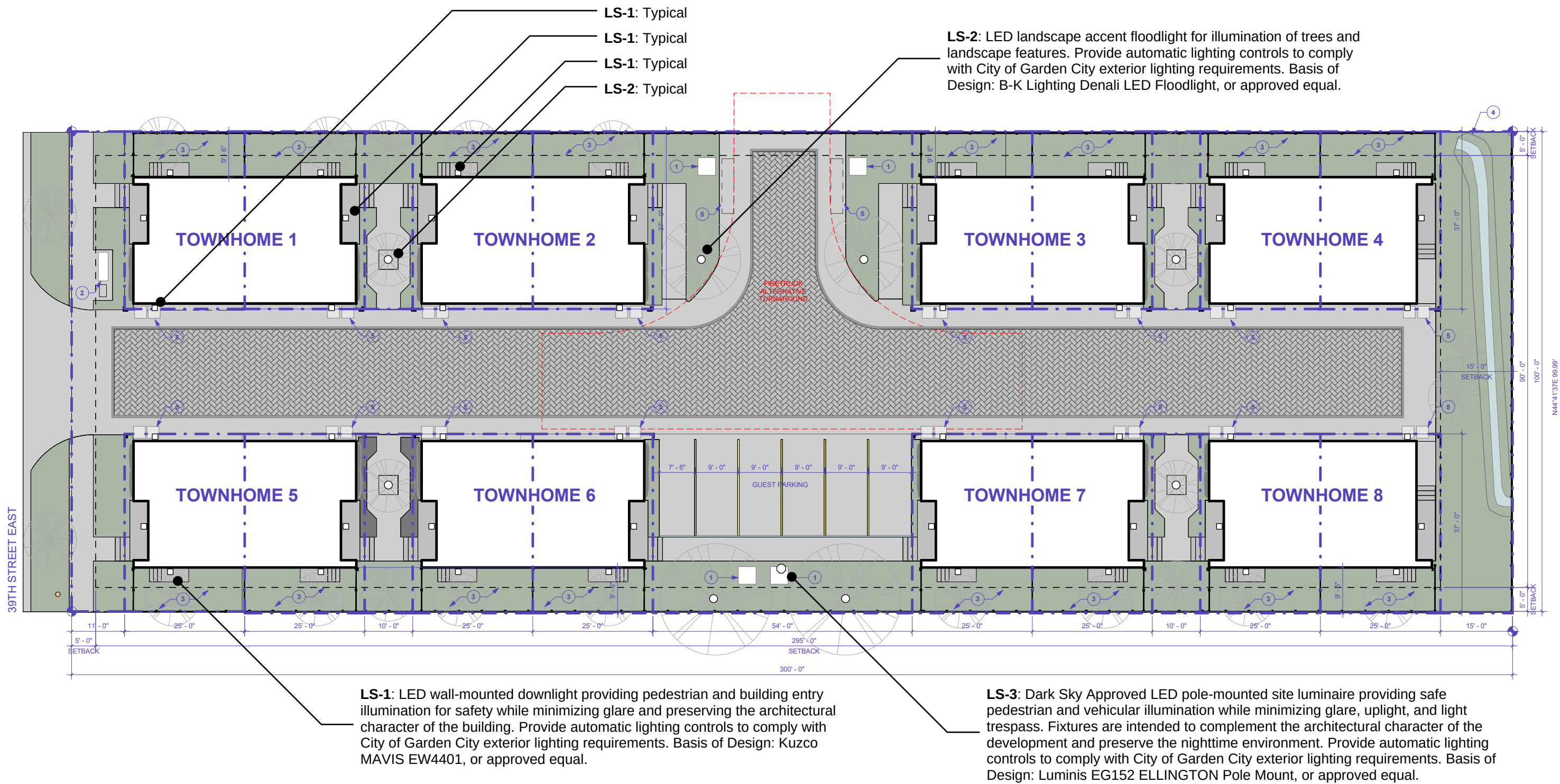
DESIGNED BY: Kampbell Points

Project Name and Address
Seven Walk Townhomes
123 E 39th
Garden City, ID

Project	Sheet
Seven Walk Townhomes	1
Date	7/20/26
Scale	NTS



Lighting Plan





EW4401-BK
Black

SPECIFICATION DETAILS

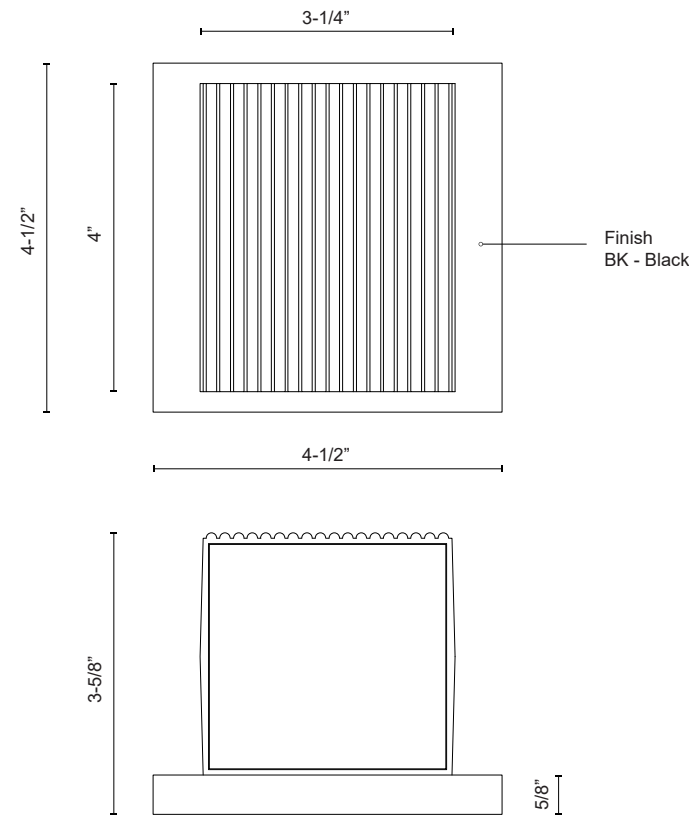
Fixture Dimensions	W3-1/4" x H4" x E3-5/8"
Height from center	2"
Light Source	AC LED Module
Wattage	9W
Total Lumens	600lm
Delivered Lumens	BK-320lm*
Voltage	120V
Color Temperature	3000K
CRI (Ra)	90CRI
Optional Color Temps	2700K - 5000K Available, Minimum Order Quantities Apply
LED Rated Life	50,000 hours
Dimming	100% - 10%, ELV Dimmer (Not Included)
Glass Details	Frosted Glass Diffuser
ADA Compliant	Yes
Location	Wet, IP65
Canopy Dimensions	W4-1/2" x H4-1/2" x E5/8"
Material	Aluminum + Glass
Paint Finish	BK02
Illumination Direction	Down
Mounting Style	Wall Mount, Up or Down
DarkSky Approved	Yes, Mounting in Down Direction; 3000K CCT or Below

* For custom options, consult factory for details.

* For warranty information, please visit www.kuzcolighting.com/warranty

DESCRIPTION

Providing downlight, this exterior wall sconce is simple and small. A black or white powder coated cube is attached to the square matching backplate with concealed fasteners. Light exits from its one end whether it is mounted horizontally or vertically. A linear pin-strip patterning adds interest to the front of the cube.



KUZCO

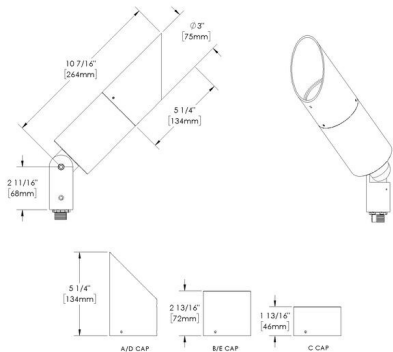
CANADA: 19054 28TH AVENUE - SURREY, BC V3Z 6M3
USA: 3035 E. LONE MOUNTAIN ROAD - LAS VEGAS, NV 89081

WWW.KUZCOLIGHTING.COM

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COMMENT

UPGRADED



Features



Anti-condensation vent allows moisture to exit the fixture but never enter in



Lens factory adhered to fixture cap providing hermetically sealed optical compartment



Manufactured in the USA with sustainable processes



Aim & Lock knuckle eliminates need for re-aiming & adjustments



Water-tight anti-siphon plug prevents moisture ingress from wireways



Secured with tamper-resistant, stainless steel hardware



Easily replaceable modular components reduce waste and extend fixture life



Slip fit cap & high temp. silicone 'O' ring provides reliable water-tight seal



Solid billet fixture body provides unmatched durability and heat management



360HD knuckle provides 360° horizontal rotation and vertical adjustment

Downloads

0.34 MB Family Spec Sheet (.pdf)

0.58 MB BIM - Revit (.zip)

Photometry Files (.zip)

DENALI - Floodlight - Remote Driver - LED COB

Available Logic & Configurations

DE- FL- RMD- LCB- AL- TKM- -
 01 02 03 04 05 06B 06C

01 SERIES

DE - DENALI

02 CATEGORY

FL - Floodlight

03 DRIVER

RMD - Remote Driver

04 LIGHT SOURCE (TYPE)

LCB - LED COB

05 MATERIAL

AL - Aluminum

06B MOUNT

TKM - Threaded Knuckle Mount

06C STYLE

CA - Cap A - 45° (With Weephole)

CB - Cap B - 90° (With Weephole)

CC - Cap C - Flush Lens

CD - Cap D - 45°

CE - Cap E - 90°

- - NOD- - - WL00- -
 07 08 09 10A 10B 11 12

07 LIGHT SOURCE

x58 - 2700K CRI80 - 12W - LED COB - 623 - 721 lumens

x59 - 3000K CRI80 - 12W - LED COB - 653 - 756 lumens

x60 - 4000K CRI80 - 12W - LED COB - 736 - 851 lumens

x61 - 2700K CRI80 - 20W - LED COB - 1064 - 1307 lumens

x62 - 3000K CRI80 - 20W - LED COB - 1120 - 1376 lumens

x63 - 2700K CRI80 - 20W - LED COB - 1168 - 1435 lumens

x64 - 2700K CRI80 - 27W - LED COB - 1383 - 1767 lumens

x65 - 3000K CRI80 - 27W - LED COB - 1426 - 1820 lumens

x66 - 4000K CRI80 - 27W - LED COB - 1506 - 1923 lumens

x67 - 2700K CRI90 - 27W - LED COB - 1312 - 1676 lumens

x68 - 3000K CRI90 - 27W - LED COB - 1394 - 1779 lumens

x69 - 3500K CRI80 - 27W - LED COB - 1822 - 2327 lumens

08 OPTIC

SP - Spot (15 - 24)

MFL - Medium Flood (30 - 39)

WFL - Wide Flood (50 - 60)

09 CONTROL

NOD - No Driver (Please check the remote driver for control options)

10A LENS

09 - Clear (Standard)

12 - Soft Focus

13 - Rectilinear

10B SHIELDING

00 - Not included (Standard)

11 - Honeycomb Baffle

11 WIRING LENGTH

WL00 - Standard

12 FINISH

Standard Finishes

BLP, BZP, WHP, SAP, BLW, BZW, WHW, VER

Premium Finishes

CMG, SMG, RMG, AMG, TXF, BCM, BGE, WCP, OCP, HUG, ABP,

BPP, SDS, WIR, CAP, CRM, AQW, NBP

Other

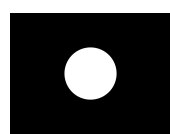
RAL, CUS

NOTE: Please use the individual "Product" pages within the family to configure or select your final product. BLACK = Product family selected | RED = Available options within product family (options with only one selection pre-populated)

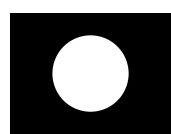
Technical

Driver: Remote Driver	Body: Unibody design with enclosed, water-proof wireway, integral heat sink, fully machined from solid billet, anti-condensation and corrosion vent equalizes fixture pressure and eliminates potential for damage to internal components.
Light Source (Type): LED COB	Material Detail: Furnished in copper-free aluminum (6061-T6).
Material: Aluminum	Aiming: 360HD Mounting System can adjust 180° vertically and rotate 360° horizontally. 'O' Ring helps maintain fixture position. Design withstands 73 lb. static load prior to movement for optical alignment with a ½" pipe thread for mounting.
CCT (K): 2700, 3000, 3500, 4000	Light Source Detail: COB (Chip on Board) technology and modular design with electrical quick disconnects.
CRI: Ra > 80, R9 > 15, Ra > 90, R9 > 50	Optics: Interchangeable optics permit changes in the field.
Input Power (W): 12, 20, 27	Hardware: Tamper-resistant, stainless steel hardware. Hardware is black oxide treated for additional corrosion resistance.
Delivered Lumens (lm): 623 - 2327	Sealing: 'O' Ring provides water-tight seal., Anti-condensation and corrosion vent equalizes fixture pressure and eliminates potential for damage to internal components.
Beam Angle (°): 15, 35, 60	Finish Detail: StarGuard, our 15-stage chromate-free process, cleans and conversion coats aluminum components prior to application of Class 'A' TGIC polyester powder coating. It is RoHS compliant.
Control: No Driver (Please check the remote driver for control options)	Warranty: 5-year limited warranty.
Mount: Threaded Knuckle Mount	
Style: Cap A, Cap B, Cap C, Cap D, Cap E	
Lens: Soft Focus, Clear (Standard), Rectilinear	
Shielding: Not included (Standard), Honeycomb Baffle	
Wiring Length: Standard	
Finish: Standard Finishes, Premium Finishes, Other	

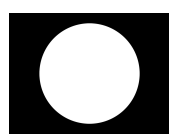
Optics



SP - Spot
15 - 24



MFL - Medium Flood
30 - 39



WFL - Wide Flood
50 - 60

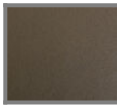
WARNING: This is a remote driver product. Please check "Mountings With A Power Supply" or "Power Supplies" to order remote driver separately.

Finishes

STANDARD FINISHES



[BLP]
Satin Black



[BZP]
Satin Bronze



[WHP]
Satin White



[SAP]
Satin Aluminum



[BLW]
Black Wrinkle



[BZW]
Bronze Wrinkle



[WHW]
White Wrinkle



[VER]
Verde

PREMIUM FINISHES



[CMG]
Cascade Mountain Granite



[SMG]
Sierra Mountain Granite



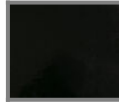
[RMG]
Rocky Mountain Granite



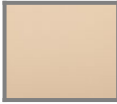
[AMG]
Aleutian Mountain Granite



[TXF]
Textured Forest



[BCM]
Black Chrome



[BGE]
Beige



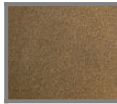
[WCP]
Weathered Copper



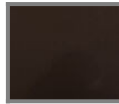
[OCP]
Old Copper



[HUG]
Hunter Green



[ABP]
Antique Brass Powder



[BPP]
Brown Patina Powder



[SDS]
Sonoran Desert Sandstone



[WIR]
Weathered Iron



[CAP]
Clear Anodized Powder



[CRM]
Cream



[AQW]
Antique White



[NBP]
Natural Brass Powder

OTHER

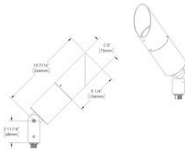


[RAL]
RAL Color



[CUS]
Custom Color

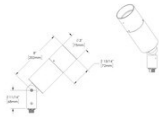
1



Aluminum - Threaded Knuckle Mount - Cap A
DE-FL-RMD-LCB-AL-TKM-CA

- [SPEC SHEET](#)
- [INSTALLATION INSTRUCTIONS](#)
- [CONFIGURE THIS PRODUCT](#)

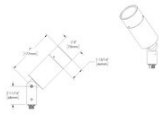
2



Aluminum - Threaded Knuckle Mount - Cap B
DE-FL-RMD-LCB-AL-TKM-CB

- [SPEC SHEET](#)
- [INSTALLATION INSTRUCTIONS](#)
- [CONFIGURE THIS PRODUCT](#)

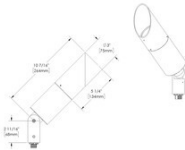
3



Aluminum - Threaded Knuckle Mount - Cap C
DE-FL-RMD-LCB-AL-TKM-CC

- [SPEC SHEET](#)
- [INSTALLATION INSTRUCTIONS](#)
- [CONFIGURE THIS PRODUCT](#)

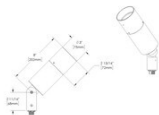
4



Aluminum - Threaded Knuckle Mount - Cap D
DE-FL-RMD-LCB-AL-TKM-CD

- [SPEC SHEET](#)
- [INSTALLATION INSTRUCTIONS](#)
- [CONFIGURE THIS PRODUCT](#)

5



Aluminum - Threaded Knuckle Mount - Cap E
DE-FL-RMD-LCB-AL-TKM-CE

- [SPEC SHEET](#)
- [INSTALLATION INSTRUCTIONS](#)
- [CONFIGURE THIS PRODUCT](#)

ORDERING CODE

*SERIES	*LIGHT OUTPUT	*DISTRIBUTION	*CCT	*VOLTAGE	*MOUNTING
EG152 	L2L20 2250 lm / 25w	SYM Symmetric	27K 2700K	MVOLT 120V-277V	PC4 Ø4" Pole clamp mount
	L2L30 3180 lm / 37w	ASY Asymmetric	30K 3000K	HVOLT 347V-480V	PC5 Ø5" Pole clamp mount
	L2L40 4087 lm / 50w	PATH Pathway	35K 3500K		PCTW4 Ø4" Pole clamp twin mount 180° offset ³
	L2L50 5042 lm / 64w ¹		40K 4000K		PCTW5 Ø5" Pole clamp twin mount 180° offset ³
	L2L60 6661 lm / 90w ²				APA Pole mount shepherd arm attachment ⁴
	Delivered lumens calculated at 4000K/80CRI. Symmetric distribution. Refer to reference table for outputs at other distribution types. Typical power consumption. Refer to LCF table for outputs at other CCTs.				

CONTROLS	MOTION SENSOR	SURGE PROTECTOR	*FINISH	ENVIRONMENT
NLTH nLight AIR 2.0 integrated in head ⁶	MS Motion sensor inside luminaire ⁷	SP Surge protector	BKT Jet black BZT Bronze CHT Champagne CNT Corten DGT Gun metal GRT Titanium gray MST Matte silver SGT Steel gray WHT Snow white CMC Custom matched color ⁸ RAL RAL color ⁹	MG Marine grade paint ¹⁰ NT Natatorium suitable ¹¹



Looking for Fuse, Photocell?
Refer to Luminis pole spec sheets.

NOTES

- *- Denotes a required field
- 1- Available only with SYM and PATH.
- 2- Available only with SYM.
- 3- If PCTW4 or PCTW5 is selected, fixture quantity ordered must be in increments of 2.
- 4- Compatible with Ø4" poles or Ø5" round poles only.
- 5- Compatible with Ø4" poles with a wall thickness of 0.125".
- 6- Not available with MS, HVOLT. Not available with photocell (option found on Luminis pole spec sheets). Must link to external nLight Air network.
- 7- Not available with NLTH, HVOLT. Not available with photocell (option found on Luminis pole spec sheets).
- 8- Contact factory to coordinate custom matching color.
- 9- Specify RAL number.
- 10- Marine grade paint for harsh, coastal environment and exposure to salt water. Additional delay required.
- 11- Available only in WHT and BKT finish.

LUMINIS.COM

Toll free: (866) 586-4647 | Fax: (514) 683-8872 | Email: info@luminis.com
260 Labrosse, Pointe-Claire (QC) Canada H9R 5L5

DARKSKY APPROVED ORDERING CODE

*SERIES	*LIGHT OUTPUT		*DISTRIBUTION	*CCT	*VOLTAGE	*MOUNTING
EG152 	L2L20	2250 lm / 25w	SYM Symmetric	27K 2700K	MVOLT 120V-277V	PC4 Ø4" Pole clamp mount
	L2L30	3180 lm / 37w		30K 3000K	HVOLT 347V-480V	PC5 Ø5" Pole clamp mount
	L2L40	4087 lm / 50w				PCTW4 Ø4" Pole clamp twin mount 180° offset ¹
	L2L50	5042 lm / 64w				PCTW5 Ø5" Pole clamp twin mount 180° offset ¹
	L2L60	6661 lm / 90w				APA Pole mount shepherd arm attachment ²
Delivered lumens calculated at 4000K/80CRI. Symmetric distribution. Refer to reference table for outputs at other distribution types. Typical power consumption. Refer to LCF table for outputs at other CCTs.						

CONTROLS	MOTION SENSOR	SURGE PROTECTOR	*FINISH	ENVIRONMENT
NLTH nLight AIR 2.0 integrated in head ⁴	MS Motion sensor inside luminaire ⁵	SP Surge protector	BKT Jet black BZT Bronze CHT Champagne CNT Corten DGT Gun metal GRT Titanium gray MST Matte silver SGT Steel gray WHT Snow white CMC Custom matched color ⁶ RAL RAL color ⁷	MG Marine grade paint ⁸ NT Natatorium suitable ⁹



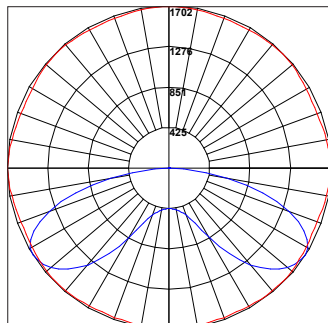
Looking for Fuse, Photocell?
Refer to Luminis pole spec sheets.

NOTES

- *- Denotes a required field
- 1- If PCTW4 or PCTW5 is selected, fixture quantity ordered must be in increments of 2.
- 2- Compatible with Ø4" poles or Ø5" round poles only.
- 3- Compatible with Ø4" poles with a wall thickness of 0.125".
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- 5- Not available with NLTH, HVOLT. Not available with photocell (option found on Luminis pole spec sheets).
- 6- Contact factory to coordinate custom matching color.
- 7- Specify RAL number.
- 8- Marine grade paint for harsh, coastal environment and exposure to salt water. Additional delay required.
- 9- Available only in WHT and BKT finish.

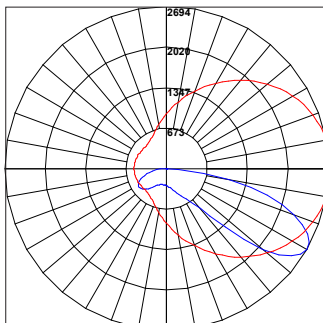
TYPICAL PHOTOMETRY SUMMARY

EG152-L2L60-SYM



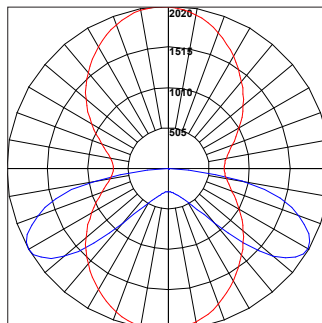
Total Lms: 6661 Lumens
Total Input Watts: 90 W
Efficacy: 74 Lumens/Watt
BUG: B3-U0-G2
CCT/CRI: 4000K/80
Maximum Candela: 1702@
 180°H/57.5°V

EG152-L2L40-ASY



Total Lms: 4645 Lumens
Total Input Watts: 92 W
Efficacy: 51 Lumens/Watt
BUG: B1-U0-G2
CCT/CRI: 4000K/80
Maximum Candela: 2694@
 7.5°H/60°V

EG152-L2L50-PATH



Total Lms: 5001 Lumens
Total Input Watts: 92 W
Efficacy: 54 Lumens/Watt
BUG: B3-U0-G3
CCT/CRI: 4000K/80
Maximum Candela: 2020@
 92.5°H/60°V

SYM - LUMEN CONVERSION
FACTOR (LCF)

CCT	CRI	LCF
2700K	80	0.91
3000K	80	0.94
3500K	80	0.98
4000K	80	1.00

ASY/PATH - LUMEN
CONVERSION FACTOR (LCF)

CCT	CRI	LCF
2700K	80	0.94
3000K	80	0.94
3500K	80	1.00
4000K	80	1.00

All Photometry shown use the 80CRI 4000K LEDs.
 Please visit our web site www.luminis.com for complete I.E.S. file.

LUMINIS.COM

Toll free: (866) 586-4647 | Fax: (514) 683-8872 | Email: info@luminis.com
 260 Labrosse, Pointe-Claire (QC) Canada H9R 5L5

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REFERENCE TABLE - LIGHT OUTPUT

SYM - SYMMETRIC

	TOTAL LMS/WATTS	EFFICACY	BUG
L2L20	2250 lm / 25.4 w	89 lm/w	B1-U0-G1
L2L30	3180 lm / 37.4 w	85 lm/w	B2-U0-G1
L2L40	4087 lm / 49.9 w	82 lm/w	B2-U0-G1
L2L50	5042 lm / 64 w	79 lm/w	B2-U0-G1
L2L60	6661 lm / 90 w	74 lm/w	B3-U0-G2

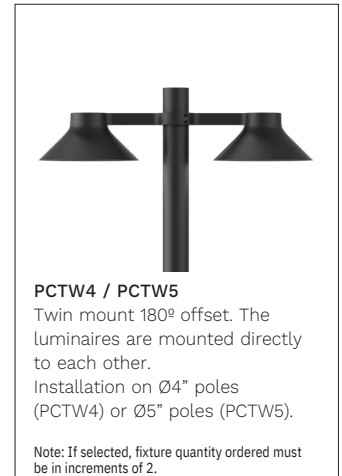
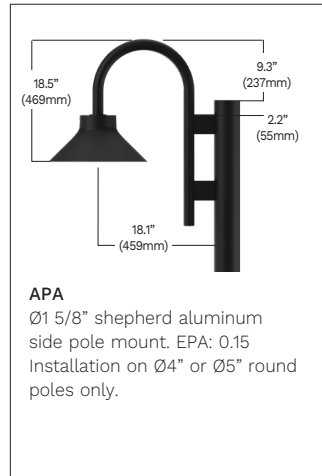
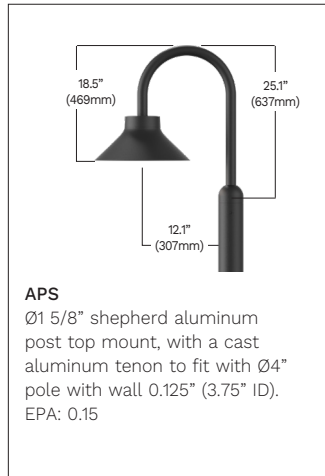
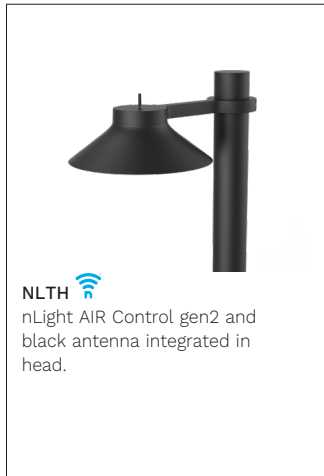
ASY - ASYMMETRIC

	TOTAL LMS/WATTS	EFFICACY	BUG
L2L20	2051 lm / 37 w	55 lm/w	B1-U0-G1
L2L30	3350 lm / 63 w	53 lm/w	B1-U0-G1
L2L40	4645 lm / 92 w	51 lm/w	B1-U0-G2

PATH - PATHWAY

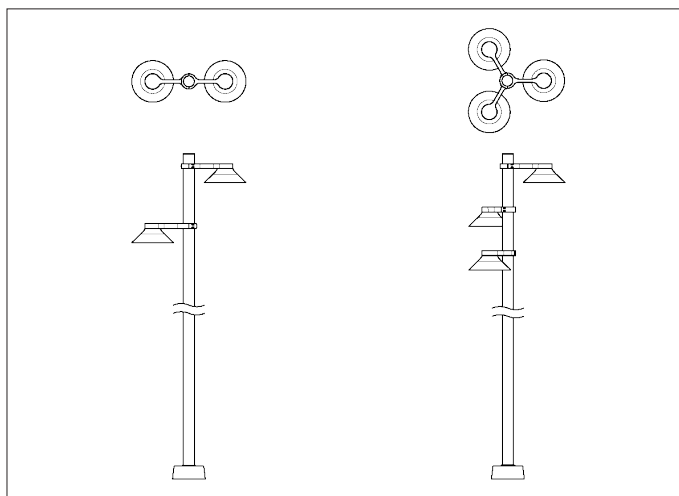
	TOTAL LMS/WATTS	EFFICACY	BUG
L2L20	2107 lm / 35.1 w	60 lm/w	B1-U0-G1
L2L30	3056 lm / 52.7 w	58 lm/w	B2-U0-G2
L2L40	4070 lm / 72.6 w	56 lm/w	B2-U0-G2
L2L50	5001 lm / 92 w	54 lm/w	B3-U0-G3

OPTION DETAILS



CUSTOM CONFIGURATIONS

*For reference only. Available on 4" or 5" diameter poles. RFA "modified product" request must be submitted for custom configurations.





CITY OF GARDEN CITY

6015 Glenwood Street ■ Garden City, Idaho 83714
Phone 208/472-2900 ■ Fax 208/472-2996

Chief Mike Bisagno
Boise Fire Department
333 Mark Stall Place
Boise, Idaho 83704-0644

June 17, 2026

Subject: Ability to Provide Fire Flows

Fire Flow Information:

Address fire flow requested for: 123 E 39th Street

Fire hydrant serving this address: #2094

Fire flow Garden City is able to provide is 1500 gpm at 20 psi residual for 2 hours.

Sprinkler System Design Information:

Static pressure: 60 psi

Residual pressure: 20 psi

Minimum flow at residual pressure: 1500 gpm

For questions, please contact the Garden City permitting desk at 208-472-2921.

Sincerely,

Chad Vaughn

Garden City Public Works Water Division

cc:
Applicant
File



PARCEL	PRIMOWNER	ADDCONCAT
R2734502710	DAY ZANDRA Y	11444 W USTICK RD
R2734502718	ASCENT WHITEWATER LLC	1221 S CLARKSON ST STE 410
R2734502200	DOWELL ROBERT B	202 E 39TH ST
R7866000130	NETZ TAYLOR JO	204 E 38TH ST
R2734502210	DAY NATHAN R	204 E 39TH ST
R2734502220	COATES MELVIN M	208 E 39TH ST
R2734502570	MONROE VICTORIA L	212 E 38TH ST
R2734502730	EAST 39 LLC	250 S 5TH ST FL 2ND
R2734502545	CHANDLER STEPHEN	2510 N CHITWOOD WAY
R2734502170	BERLIK JEFFREY D	2580 N PRONGHORN LN
R2734502685	SML INVESTMENT TRUST	2685 NEON MOON CT
R2734502697	KINCAID CONSTRUCTION LLC	2808 TAMARACK DR
R2734502238	NGUYEN DO THI REVOCABLE LIVING TRUST	310 E 46TH ST
R2734502695	PADDOCK RANDALL	3241 DONLEY ST
R7866000050	THOMAS JACKIE H	3803 N KAY ST
R7866000120	PRICE CHRISTOPHER	3810 N KAY ST
R7866000036	RAIN CRYSTAL	3815 N KAY ST
R7866000044	RYDMAN KARA M	3819 N KAY ST
R7866000040	MATTOON CASEY	3823 N KAY ST
R7866000110	HOPKINS CHERYL A	3824 N KAY ST
R7866000020	KATELEY COLLEEN	3827 N KAY ST
R7866000006	O'BRIEN RUSSELL J	3835 N KAY ST
R2734502181	AUTO PROPERTIES LLC	3880 W CHINDEN BLVD
R7866000032	MARTINEAU CHRISTOPHER	6343 W TIERRA LN
R7866000080	HARMS FRED G	8395 LAWRENCEBURG RD
R2734502722	N3 LLC	PO BOX 190153
R2814240100	TWIN BLOCKS LLC	PO BOX 44225



6/10/2026

Seven Walks Neighborhood
Dev Black, LLC
123 E 39th Street, Garden City, ID 83714

Re: Neighborhood Meeting Notice for a Project in your Neighborhood

To whom it may concern,

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.

Meeting Date: June 30, 2026

Meeting Time: 5:30 PM

Meeting Location:

123 E. 39th Street
Garden City, Idaho 83714
(Meeting will be held on site)

Project Summary:

The proposed development consists of 16 three story townhomes to be individually platted as single family residences. Each home will include a two-car garage and will contain two to three bedrooms, depending on the unit type.

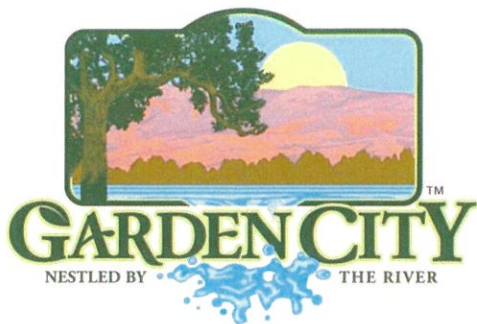
The property is located adjacent to an existing self-storage facility and a single-family residence. The proposed development has been designed to comply with all applicable Garden City zoning and development standards. No variances, waivers, or deviations from City code are being requested as part of this application.

The development team's goal is to create a high-quality residential project that complements the existing neighborhood character while meeting Garden City's housing and development objectives. We welcome your questions, comments, and feedback regarding the proposed project.

Sincerely,

The GHm Architects Team

Grissom, Hoffman + more, PLLC



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

Affidavit of Property Posting

I, (name) Ian Donovan do hereby attest that the property located at (site address) 123 39th St, Garden City, Idaho, was posted on (date) June 12, 2026. This posting was for (application number) _____. The date of posting was no less than seventeen (17) 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: _____

TITLE Manager

State of Idaho)
)SS
County of Ada)

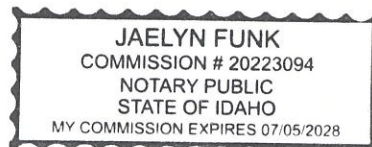
On this 1st day of July (month), 2026 (year), before me, the undersigned, a Notary Public in and for said State, personally appeared Ian Donovan (person responsible for posting) known or identified to me to be the person whose name is subscribed to be the foregoing instrument, and acknowledged to me 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.

Jaelyn Funk
Notary Public for Idaho

Residing at Boise, ID

Commission Expires: July 5, 2028





CITY OF GARDEN CITY NEIGHBORHOOD MEETING NOTICE

DATE: June 30, 2026

TIME: 5:30pm LOCATION: 123 E. 39th Street

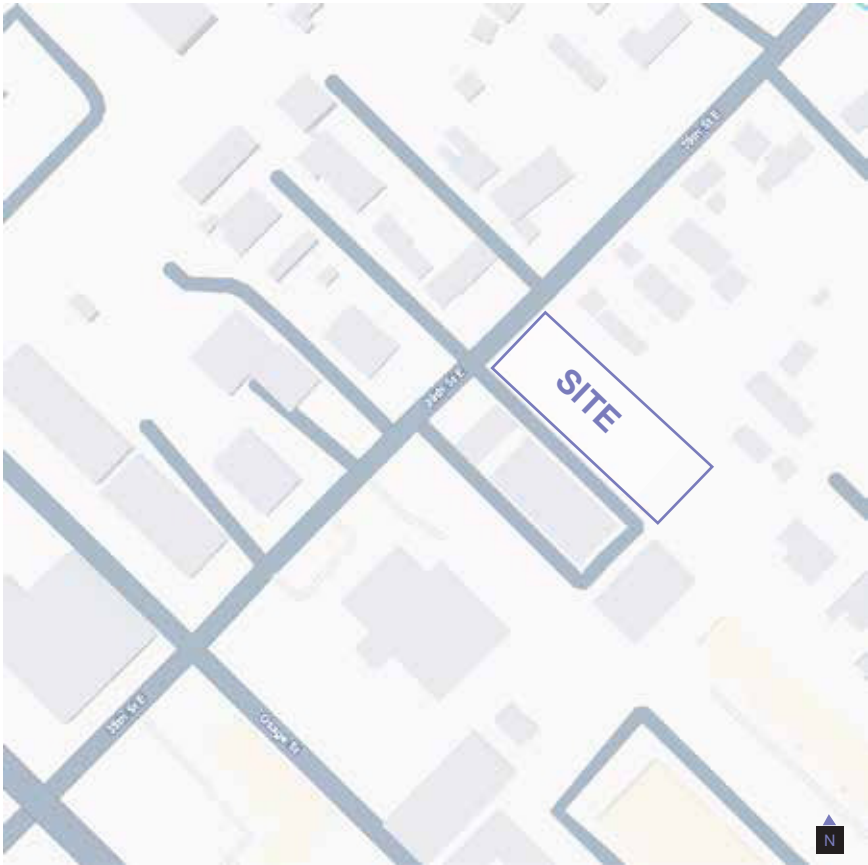
PURPOSE: Proposed development of 16 three story townhomes, platted as single family residences with two-car garage and two to three bedrooms, depending on unit type. Located adjacent to existing self-storage facility and a single-family residence. Designed with all applicable Garden City zoning and development standards. No variances, waivers, or deviations from City code are being requested.

APPLICATION BY: DEVBLACK, 503.713.8922

City Contact: planning@gardencityidaho.org



Neighborhood Plan



July 16, 2026

Ian Donovan
D3V Black
4402 Emerald
Boise, ID 83706

Natural Hazard and Resource Analysis Report: 123 E 39th, Garden City

Introduction

This report provides an analysis of natural hazards and resources for a vacant lot at 123 E. 39th, Garden City, Idaho (0.69 acres). The analysis includes development impacts on vegetation, fish and wildlife habitat, water resources, streams, and riparian zones. Additionally, it outlines a mitigation plan addressing the impacts within floodplains, including water channels, floodplains, and ditch alterations.

Vegetation Analysis

The vegetation growing along the banks of the irrigation ditch consists of Reed Canarygrass (*Phalaris arundinacea*), Cheatgrass (*Bromus Tectorum*) and Black Locust (*Robinia pseudoacacia*). Most of the vegetation found in the parcel consists of invasive noxious weeds. Most of the Black Locust trees are found along the banks of the irrigation ditch at the eastern portion of the property. According to the arborist report many of these trees are dead or diseased. The trees and vegetation will be removed during development and replaced with kentucky blue grass and deciduous trees per the landscape plan.

Fish and Wildlife Habitat

The area was reviewed for Endangered Species Act Species, Critical Habitat, and Essential Fish Habitat and it was determined by a qualified biologist there are no sensitive or protected species, critical habitat or fish habitat present within the project area. The project area was reviewed for migratory birds, eagles, nests and other wildlife and habitat and there is no potential for impact. The area was reviewed for species that are on the Idaho Department of Fish and Game sensitive species and Species of Greatest Conservation Need lists. None of these are present in the project area.

Water Resources

The U.S. Fish and Wildlife Service (USFWS) National Wetland Inventory (NWI) is a publicly available resource that maps known wetlands and waters. There are no mapped wetlands in the parcel.

Measured precipitation, taken from precip.ai, in May of 2025 (0.88") and is 51% below the average precipitation for May (1.79"). The measured precipitation this spring (March-June) was 4.86", which is lower than the area typically received in the spring (5.37").

The Fairview Estates irrigation district is a man-made irrigation ditch used primarily for irrigating the urbanized lawns downstream of the property. The ditch has intermittent flow typically beginning mid-March through mid-October. The ditch is channelized and appears to flow less than 2 cubic foot per second.

The ditch will remain open in the back 15 ft of property and will be incorporated into the development open space. The ditch will be piped through the backyards of the northern townhomes. The length of pipe is approximately 110 ft.

Hazards

The DEQ Terradex Idaho site was reviewed (7/12/2026) and a field reconnaissance survey was performed. There are no known chemical contamination zones or underground tanks on the parcel.

Floodplain Impacts

Floodplains are within the parcel account for 85% of the area. The flood plain is designated as AE within the 100-year flood plain. With the grading of the site there will be no rise in the floodplain. A total of 347 cubic feet of material will be removed during grading within the floodplain. Finish floors for the townhomes will be constructed 2 ft above the base flood.

Sincerely,

Tom Points, PE
Civil Engineer

Appendix

Photos

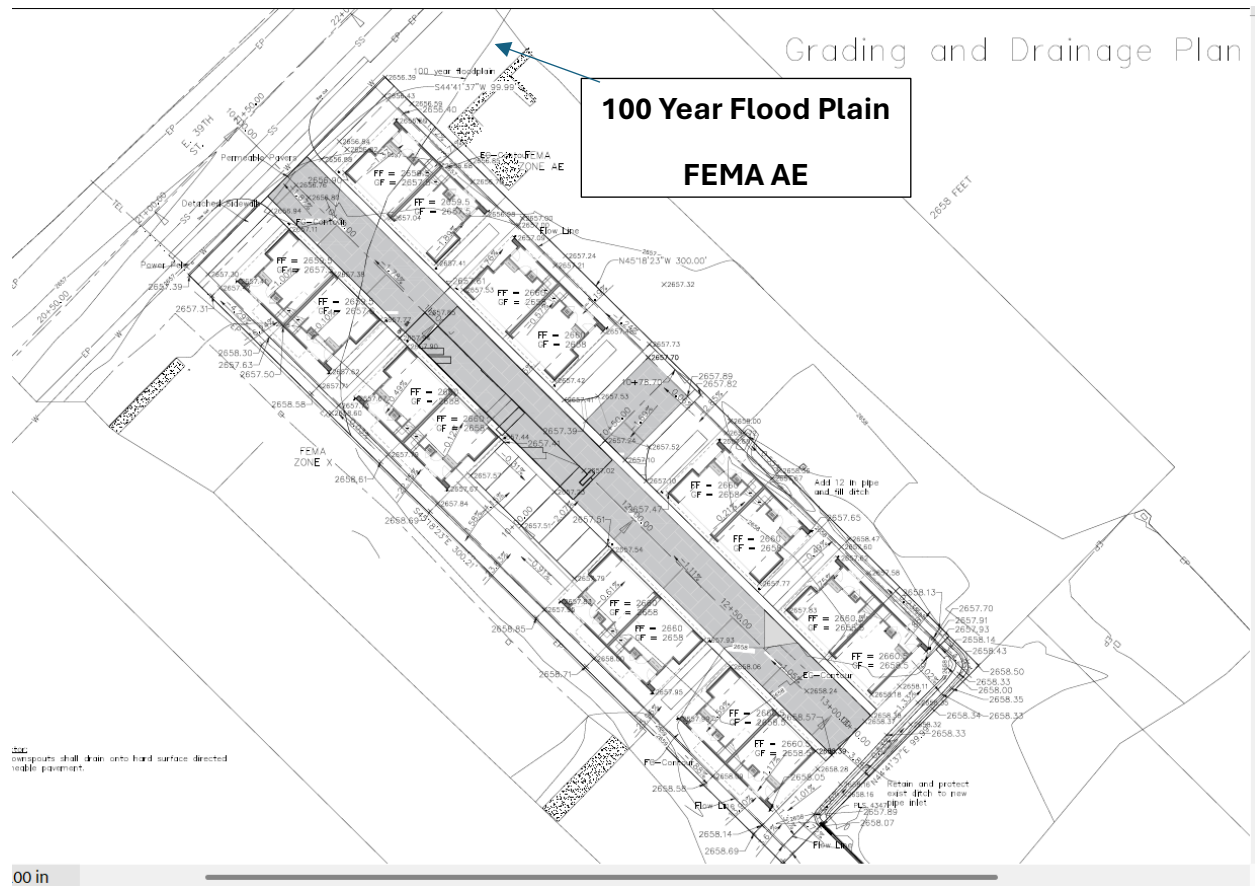
Looking east to back of property and ditch



Ditch at east end of property



Floodplain Map



Site and Ditch Location



ALTA COMMITMENT FOR TITLE INSURANCE

issued by:



Fidelity National Title*
Insurance Company

Commitment Number:

34602648060

NOTICE

IMPORTANT - READ CAREFULLY: THIS COMMITMENT IS AN OFFER TO ISSUE ONE OR MORE TITLE INSURANCE POLICIES. ALL CLAIMS OR REMEDIES SOUGHT AGAINST THE COMPANY INVOLVING THE CONTENT OF THIS COMMITMENT OR THE POLICY MUST BE BASED SOLELY IN CONTRACT.

THIS COMMITMENT IS NOT AN ABSTRACT OF TITLE, REPORT OF THE CONDITION OF TITLE, LEGAL OPINION, OPINION OF TITLE, OR OTHER REPRESENTATION OF THE STATUS OF TITLE. THE PROCEDURES USED BY THE COMPANY TO DETERMINE INSURABILITY OF THE TITLE, INCLUDING ANY SEARCH AND EXAMINATION, ARE PROPRIETARY TO THE COMPANY, WERE PERFORMED SOLELY FOR THE BENEFIT OF THE COMPANY, AND CREATE NO EXTRACONTRACTUAL LIABILITY TO ANY PERSON, INCLUDING A PROPOSED INSURED.

THE COMPANY'S OBLIGATION UNDER THIS COMMITMENT IS TO ISSUE A POLICY TO A PROPOSED INSURED IDENTIFIED IN SCHEDULE A IN ACCORDANCE WITH THE TERMS AND PROVISIONS OF THIS COMMITMENT. THE COMPANY HAS NO LIABILITY OR OBLIGATION INVOLVING THE CONTENT OF THIS COMMITMENT TO ANY OTHER PERSON.

COMMITMENT TO ISSUE POLICY

Subject to the Notice; Schedule B, Part I-Requirements; Schedule B, Part II-Exceptions; and the Commitment Conditions, Fidelity National Title Insurance Company, a Florida corporation (the "Company"), commits to issue the Policy according to the terms and provisions of this Commitment. This Commitment is effective as of the Commitment Date shown in Schedule A for each Policy described in Schedule A, only when the Company has entered in Schedule A both the specified dollar amount as the Proposed Amount of Insurance and the name of the Proposed Insured.

If all of the Schedule B, Part I-Requirements have not been met within one hundred eighty (180) days after the Commitment Date, this Commitment terminates and the Company's liability and obligation end.

Fidelity National Title Insurance Company

By:

Michael J. Nolan, President

Attest:

Marjorie Nemzura, Secretary

Countersigned By:

PJ Nava, Idaho Operation County Manager
Authorized Officer or Agent

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Transaction Identification Data, for which the Company assumes no liability as set forth in Commitment Condition 5.e.:

ISSUING OFFICE:	FOR SETTLEMENT INQUIRIES, CONTACT:
Title Officer: Brenda Wood Fidelity National Title Company 485 East Riverside Dr., Suite 200 Eagle, ID 83616 Phone: 208-333-3581 Fax: 208-333-3578 Main Phone: (208)377-3190 Email: Brenda.Wood@fnf.com	Escrow Officer: Katee Dodge Fidelity National Title Company 1144 S. Silverstone Way, Suite 120 Meridian, ID 83642 Phone: 208-803-3613 Fax: 866-671-3910 Main Phone: (208)914-9040 Email: Katee.Dodge@fnf.com

Order Number: 34602648060

Property Address: 123 E 39th St, Garden City, ID 83714-6441

SCHEDULE A

1. Commitment Date: January 2, 2026 at 07:30 AM

2. Policy to be issued:

(a) ALTA Owner's Policy 2021 Standard

Proposed Insured: Dev Black LLC

Proposed Amount of Insurance: \$630,000.00

The estate or interest to be insured: Fee Simple

Premium: \$ 2,240.00

Total: \$ 2,240.00

(b) ALTA Loan Policy 2021

Proposed Insured: Lender with contractual obligations under a loan agreement with the vested owner identified at Item 4 below or a purchaser

Proposed Amount of Insurance: \$100,000.00

The estate or interest to be insured: Fee Simple

Premium: \$ 40.00

Total: \$ 40.00

3. The estate or interest in the Land at the Commitment Date is:

Fee Simple

4. The Title is, at the Commitment Date, vested in:

Ascent Whitewater LLC, a Colorado Limited Liability Company

5. The Land is described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

END OF SCHEDULE A

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EXHIBIT "A"

Legal Description

Lot 27 in Block 8 of Fairview Acres Sub No 01, according to the official plat thereof, filed in Book 10 of Plats at Page(s) 532, records of Ada County, Idaho.

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SCHEDULE B, PART I - Requirements

All of the following Requirements must be met:

1. The Proposed Insured must notify the Company in writing of the name of any party not referred to in this Commitment who will obtain an interest in the Land or who will make a loan on the Land. The Company may then make additional Requirements or Exceptions.
2. Pay the agreed amount for the estate or interest to be insured.
3. Pay the premiums, fees, and charges for the Policy to the Company.
4. Documents satisfactory to the Company that convey the Title or create the Mortgage to be insured, or both, must be properly authorized, executed, delivered, and recorded in the Public Records.
5. The Company reserves the right to impose additional requirements or add exceptions that may become necessary once the terms of this transaction have been disclosed and/or upon review of this commitment by underwriting counsel.
6. For each policy to be issued as identified in Schedule A, Item 2; the Company shall not be liable under this commitment until it receives a designation for a Proposed Insured, acceptable to the Company. As provided in Commitment Condition 4, the Company may amend this commitment to add, among other things, additional exceptions or requirements after the designation of the Proposed Insured.
7. Company requires the following matters to be cleared to our satisfaction before we will issue an ALTA Extended Coverage policy:
 - a. Questions of survey
 - b. Rights of persons in possession
 - c. Material or labor liens
 - d. Rights or claims for easements not of record
8. With any request for Owner's Extended Coverage the Company will require an ALTA/NSPS LAND TITLE SURVEY. If the owner of the Land the subject of this transaction is in possession of a current ALTA/NSPS LAND TITLE SURVEY, the Company will require that said survey be submitted for review and approval; otherwise, a new survey, satisfactory to the Company, must be prepared by a licensed land surveyor and supplied to the Company prior to the close of escrow.
9. The Company will require a copy of any amendment or revision to the original articles of incorporation or operating agreement for review prior to the issuance of any title insurance predicated upon a conveyance or encumbrance from the entity named below.
Dev Black LLC
10. The Company will require a copy of any amendment or revision to the original articles of incorporation or operating agreement for review prior to the issuance of any title insurance predicated upon a conveyance or encumbrance from the entity named below.
Ascent Whitewater LLC

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SCHEDULE B, PART I - Requirements
(continued)

END OF SCHEDULE B, PART I

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SCHEDULE B, PART II - Exceptions

Some historical land records contain Discriminatory Covenants that are illegal and unenforceable by law. This Commitment and the Policy treat any Discriminatory Covenant in a document referenced in Schedule B as if each Discriminatory Covenant is redacted, repudiated, removed, and not republished or recirculated. Only the remaining provisions of the document will be excepted from coverage.

The Policy will not insure against loss or damage resulting from the terms and conditions of any lease or easement identified in Schedule A, and will include the following Exceptions unless cleared to the satisfaction of the Company:

GENERAL EXCEPTIONS

1. Any facts, rights, interests, or claims that are not shown by the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
2. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
3. Any encroachment, encumbrance, violation, variation or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.
4. Any lien or right to a lien for services, labor or material not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) Indian treaty or aboriginal rights, including, but not limited to, easements or equitable servitudes; or, (d) water rights, claims or title to water, whether or not the matters excepted under (a), (b), (c) or (d) are shown by the public records.
6. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
7. Any service, installation, connection, maintenance or construction charges for sewer, water, electricity, or garbage collection or disposal or other utilities unless shown as an existing lien by the public records.
8. Any defect, lien, encumbrance, adverse claim, or other matter that appears for the first time in the Public Records or is created, attaches, or is disclosed between the Commitment Date and the date on which all of the Schedule B, Part I—Requirements are met.

Paragraphs 1 through 8 will not appear as printed exceptions on extended coverage loan policies, except as to such parts thereof which may be typed as shown below.

SPECIAL EXCEPTIONS

9. Water rights, claims or title to water, whether or not disclosed by the Public Records.

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SCHEDULE B, PART II - Exceptions
(continued)

10. Unpatented mining claims; reservations or exceptions in patents or in Acts authorizing the issuance thereof.
11. Any off record facts, encumbrances, easements or possessory claims, a survey or inspection would disclose.
12. General taxes for the year 2025, which are a lien, of which the first half is paid and the second half is due and payable on or before June 20, 2026 and not delinquent until after said date.
13. Liens, levies and assessments of the CITY OF GARDEN CITY.
14. Liens, levies and assessments of the Fairview Acres Water Users Association, Inc.
15. Easements, reservations, restrictions and dedication, if any, as shown on the official plat of [Fairview Acres Subdivision No. 1](#), filed in Book 10 of Plats at Page(s) 532.
16. Matters as disclosed by Record of Survey No. 11972
Recorded: August 19, 2019
Instrument No: [2019-076361](#), of Official Records.
17. A deed of trust, security agreement, assignment of leases and fixture filing to secure an indebtedness in the amount shown below,
Amount: \$500,000.00
Dated: April 10, 2025
Trustor/Grantor: Ascent Whitewater LLC, a Colorado Limited Liability Company
Trustee: TitleOne
Beneficiary: GDBA Investments, LLC
Recording Date: April 14, 2025
Recording No: [2025-022346](#)
18. Unrecorded leaseholds, if any; rights of parties in possession other than the vestees herein; rights of chattel mortgagees and vendors under conditional sales contracts of personal property installed on the premises herein; and the rights of tenants to remove trade fixtures

END OF EXCEPTIONS**NOTES**

Note A: NOTE: According to the records of the County Assessor's office,
Parcel No.: [R2734502718](#)
Code Area: 06
General Taxes for the year 2025, is \$2,640.60

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SCHEDULE B, PART II - Exceptions
(continued)

- Note B: Note: The last conveyance affecting said Land, as of the date of this report, is as follows:
- Warranty Deed
Grantor: Thomas Drain and Patricia A. Drain, husband and wife, who aquired title as Thomas Drain, a married man
Grantee: Ascent Whitewater, LLC, a Colorado limited liability company
Recording Date: September 1, 2020
Recording No: [2020-113596](#)
- Note C: NOTE: Pursuant to the State of Idaho Insurance Regulations, a cancellation fee is to be charged on all cancelled orders. Unless otherwise advised, orders will be considered cancelled six months after the effective date on the commitment. The amount of the fee assessed shall be in accordance with our rate filing with the Idaho Department of Insurance.
- Note D: NOTE: The Policy or Policies of insurance may contain a clause permitting arbitration of claims at the request of either the Insured or the Company. Upon request, the Company will provide a copy of this clause and the accompanying arbitration rules prior to the closing of the transaction.
- Note E: NOTE: We have searched our records for judgments or liens that may affect the title to the land described in Schedule A, to include judgments or liens against Dev Black LLC. As of the effective date of this commitment we find none, EXCEPT as may be shown as an exception in Schedule B.
- Note F: This map/plat is being furnished as an aid in locating the herein described Land in relation to adjoining streets, natural boundaries and other land, and is not a survey of the land depicted. Except to the extent a policy of title insurance is expressly modified by endorsement, if any, the Company does not insure dimensions, distances, location of easements, acreage or other matters shown thereon.

END OF NOTES

END OF SCHEDULE B, PART II

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COMMITMENT CONDITIONS**1. DEFINITIONS**

- a. "Discriminatory Covenant": Any covenant, condition, restriction, or limitation that is unenforceable under applicable law because it illegally discriminates against a class of individuals based on personal characteristics such as race, color, religion, sex, sexual orientation, gender identity, familial status, disability, national origin, or other legally protected class.
- b. "Knowledge" or "Known": Actual knowledge or actual notice, but not constructive notice imparted by the Public Records.
- c. "Land": The land described in Item 5 of Schedule A and improvements located on that land that by State law constitute real property. The term "Land" does not include any property beyond that described in Schedule A, nor any right, title, interest, estate, or easement in any abutting street, road, avenue, alley, lane, right-of-way, body of water, or waterway, but does not modify or limit the extent that a right of access to and from the Land is to be insured by the Policy.
- d. "Mortgage": A mortgage, deed of trust, trust deed, security deed, or other real property security instrument, including one evidenced by electronic means authorized by law.
- e. "Policy": Each contract of title insurance, in a form adopted by the American Land Title Association, issued or to be issued by the Company pursuant to this Commitment.
- f. "Proposed Amount of Insurance": Each dollar amount specified in Schedule A as the Proposed Amount of Insurance of each Policy to be issued pursuant to this Commitment.
- g. "Proposed Insured": Each person identified in Schedule A as the Proposed Insured of each Policy to be issued pursuant to this Commitment.
- h. "Public Records": The recording or filing system established under State statutes in effect at the Commitment Date under which a document must be recorded or filed to impart constructive notice of matters relating to the Title to a purchaser for value without Knowledge. The term "Public Records" does not include any other recording or filing system, including any pertaining to environmental remediation or protection, planning, permitting, zoning, licensing, building, health, public safety, or national security matters.
- i. "State": The state or commonwealth of the United States within whose exterior boundaries the Land is located. The term "State" also includes the District of Columbia, the Commonwealth of Puerto Rico, the U.S. Virgin Islands, and Guam.
- j. "Title": The estate or interest in the Land identified in Item 3 of Schedule A.

2. If all of the Schedule B, Part I-Requirements have not been met within the time period specified in the Commitment to Issue Policy, this Commitment terminates and the Company's liability and obligation end.

3. The Company's liability and obligation is limited by and this Commitment is not valid without:

- a. the Notice;
- b. the Commitment to Issue Policy;
- c. the Commitment Conditions;
- d. Schedule A;
- e. Schedule B, Part I-Requirements;
- f. Schedule B, Part II-Exceptions; and
- g. a counter-signature by the Company or its issuing agent that may be in electronic form.

4. COMPANY'S RIGHT TO AMEND

The Company may amend this Commitment at any time. If the Company amends this Commitment to add a defect, lien, encumbrance, adverse claim, or other matter recorded in the Public Records prior to the Commitment Date, any liability of the Company is limited by Commitment Condition 5. The Company is not liable for any other amendment to this Commitment.

5. LIMITATIONS OF LIABILITY

- a. The Company's liability under Commitment Condition 4 is limited to the Proposed Insured's actual expense incurred in the interval between the Company's delivery to the Proposed Insured of the Commitment and the delivery of the amended Commitment, resulting from the Proposed Insured's good faith reliance to:
 - i. comply with the Schedule B, Part I-Requirements;
 - ii. eliminate, with the Company's written consent, any Schedule B, Part II-Exceptions; or
 - iii. acquire the Title or create the Mortgage covered by this Commitment.
- b. The Company is not liable under Commitment Condition 5.a. if the Proposed Insured requested the amendment or had Knowledge of the matter and did not notify the Company about it in writing.
- c. The Company is only liable under Commitment Condition 4 if the Proposed Insured would not have incurred the expense had the Commitment included the added matter when the Commitment was first delivered to the Proposed Insured.
- d. The Company's liability does not exceed the lesser of the Proposed Insured's actual expense incurred in good faith and described in Commitment Condition 5.a. or the Proposed Amount of Insurance.
- e. The Company is not liable for the content of the Transaction Identification Data, if any.

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(continued)

f. The Company is not obligated to issue the Policy referred to in this Commitment unless all of the Schedule B, Part I-Requirements have been met to the satisfaction of the Company.

g. The Company's liability is further limited by the terms and provisions of the Policy to be issued to the Proposed Insured.

6. LIABILITY OF THE COMPANY MUST BE BASED ON THIS COMMITMENT; CHOICE OF LAW AND CHOICE OF FORUM

- a. Only a Proposed Insured identified in Schedule A, and no other person, may make a claim under this Commitment.
- b. Any claim must be based in contract under the State law of the State where the Land is located and is restricted to the terms and provisions of this Commitment. Any litigation or other proceeding brought by the Proposed Insured against the Company must be filed only in a State or federal court having jurisdiction.
- c. This Commitment, as last revised, is the exclusive and entire agreement between the parties with respect to the subject matter of this Commitment and supersedes all prior commitment negotiations, representations, and proposals of any kind, whether written or oral, express or implied, relating to the subject matter of this Commitment.
- d. The deletion or modification of any Schedule B, Part II-Exception does not constitute an agreement or obligation to provide coverage beyond the terms and provisions of this Commitment or the Policy.
- e. Any amendment or endorsement to this Commitment must be in writing and authenticated by a person authorized by the Company.
- f. When the Policy is issued, all liability and obligation under this Commitment will end and the Company's only liability will be under the Policy.

7. IF THIS COMMITMENT IS ISSUED BY AN ISSUING AGENT

The issuing agent is the Company's agent only for the limited purpose of issuing title insurance commitments and policies. The issuing agent is not the Company's agent for closing, settlement, escrow, or any other purpose.

8. PRO-FORMA POLICY

The Company may provide, at the request of a Proposed Insured, a pro-forma policy illustrating the coverage that the Company may provide. A pro-forma policy neither reflects the status of Title at the time that the pro-forma policy is delivered to a Proposed Insured, nor is it a commitment to insure.

9. CLAIMS PROCEDURES

This Commitment incorporates by reference all Conditions for making a claim in the Policy to be issued to the Proposed Insured. Commitment Condition 9 does not modify the limitations of liability in Commitment Conditions 5 and 6.

10. CLASS ACTION

ALL CLAIMS AND DISPUTES ARISING OUT OF OR RELATING TO THIS COMMITMENT, INCLUDING ANY SERVICE OR OTHER MATTER IN CONNECTION WITH ISSUING THIS COMMITMENT, ANY BREACH OF A COMMITMENT PROVISION, OR ANY OTHER CLAIM OR DISPUTE ARISING OUT OF OR RELATING TO THE TRANSACTION GIVING RISE TO THIS COMMITMENT, MUST BE BROUGHT IN AN INDIVIDUAL CAPACITY. NO PARTY MAY SERVE AS PLAINTIFF, CLASS MEMBER, OR PARTICIPANT IN ANY CLASS OR REPRESENTATIVE PROCEEDING. ANY POLICY ISSUED PURSUANT TO THIS COMMITMENT WILL CONTAIN A CLASS ACTION CONDITION.

11. ARBITRATION

The Policy contains an arbitration clause. All arbitrable matters when the Proposed Amount of Insurance is Two Million And No/100 Dollars (\$2,000,000.00) or less may be arbitrated at the election of either the Company or the Proposed Insured as the exclusive remedy of the parties. A Proposed Insured may review a copy of the arbitration rules at <http://www.alta.org/arbitration>.

END OF CONDITIONS

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- to law enforcement or authorities in connection with an investigation, or in response to a subpoena or court order; or
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Fidelity National Financial, Inc.
601 Riverside Avenue,
Jacksonville, Florida 32204
Attn: Chief Privacy Officer

PHASE I ENVIRONMENTAL SITE ASSESSMENT

OF THE



VACANT LOT

LOCATED AT

123 E. 39TH STREET

IN

GARDEN CITY, IDAHO



PREPARED FOR:

MVRK DEVELOPMENT

C/O: JORDAN MEYLAN, PRINCIPAL
FINANCE & ACQUISITIONS
1221 S. CLARKSON STREET, SUITE 410
DENVER, CO 80210

EFFECTIVE DATE:

AUGUST 25, 2020

SAGE FILE NO. 20-08599

PREPARED BY

Brenda Magnuson

BRENDA L. MAGNUSON
CAL/EPA REA#06973

AND

Kendra Szudera

KENDRA M. SZUDERA
ASSOCIATE

August 25, 2020

Jordan Meylan, Principal
 Finance & Acquisitions
 MVRK Development
 1221 S. Clarkson Street, Suite 410
 Denver, CO 80210

Re: Phase I Environmental Site Assessment for the Vacant Lot located at 123 E. 39th Street in Garden City, Idaho.

Dear Mr. Meylan:

The following Executive Summary provides a synopsis of our findings and conclusions for this Phase I Environmental Site Assessment Report of the above-referenced property. More detail is presented in the text of this report.

EXECUTIVE SUMMARY

SAGE ENVIRONMENTAL SERVICES, LLC (SAGE ENVIRONMENTAL or SAGE) has performed a Phase I Environmental Site Assessment in conformance with the ASTM Practice E 1527-13 of the Vacant Lot located at 123 E. 39th Street in Garden City, Idaho. Any exception to or deletion from this practice is described in Section 2.3 "Scope of Services" and Section 2.5 "Limitations and Restrictions" of this report.

FINDINGS

The findings listed below identify any known or suspected recognized environmental conditions, historical recognized environmental conditions, and de minimis conditions.

TYPE OF INFORMATION EVALUATED	FINDING
USER-PROVIDED INFORMATION	No environmental concerns
ENVIRONMENTAL DATABASE RECORDS	See below:
Leaking Underground Storage Tank (LUST) Sites & Vapor Encroachment Concern	The following eight (8) LUST site appear in the environmental database: 1. Inglis Vending & Wholesale located at 110 E. 40th Street (approx. 875' west) 2. Jacksons Food Store #55 located at 4124 Chinden Boulevard (approx. 1,687' west) 3. Gem Stop #012 located at 4168 Chinden Boulevard (approx. 1,949' west) 4. United Parcel Service (UPS) 3 located at 116 E. 42nd Street (approx. 2,070' west) 5. George Reynolds Property located at 4202 Chinden Boulevard (approx. 2,164' to the west) 6. D&B Auto located at 3660 Chinden Boulevard (approx. 1,606' to the southeast) 7. ACHD-Adams located at 3700 Adams Street (approx. 1,511' east). All eight (8) sites are identified as "cleanup complete" with no ECs or AULs by the Idaho DEQ.
HISTORICAL USE INFORMATION	No environmental concerns

SITE RECONNAISSANCE	See below:
WELLS	According to the Property Owner, a well is located on the south/southeast end of the site. Our site reconnaissance confirmed the presence of the well; however, we noted that the well is located on the northwest end of the site, approximately 85 feet south of the north boundary and approximately 12 feet east of the west boundary*. This well has a casing that extends approximately 1 foot above ground. The well has no pump or other means to draw water and the well is not capped. During our review of Well Construction Logs available at the Idaho Department of Water Resources, we found no well construction logs for the Property. *The Property lies at a diagonal direction to the true North to South and East to West directions; for this report, the directions referenced are based upon the directions identified in the street names (ie. E. 38th Street, N. Adams Street, etc.).
SEPTIC SYSTEMS	Our search of the Central District Health Department (CDHD) database of septic system permits did not find any such permits for the site. According to the CDHD, records date back to 1971, but not all properties appear in the database; some older records, specifically from Ada County, could not be configured to fit into the system.

OPINIONS

Listed below are our professional opinions of the impact (if any) on the Property of the conditions identified in the Findings:

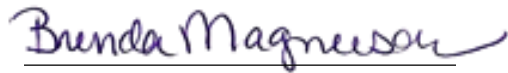
TYPE OF INFORMATION EVALUATED	OPINION
ENVIRONMENTAL DATABASE RECORDS	See below:
Leaking Underground Storage Tank (LUST) Sites & Vapor Encroachment Concern	Given their cleanup status ("cleanup complete" with no ECs or AULs), the LUST sites identified in this report are not considered an environmental concern in connection with the Property. Four (4) of the eight (8) listed Leaking Underground Storage Tank (LUST) sites are situated within the 1/8-mile AOC; however, all of the LUST sites have been identified as "cleanup complete" by the Idaho DEQ with no activity use limitations (AULs), environmental restrictions or covenants (ECs). For this reason, the LUST sites identified in this report are not considered a Vapor Encroachment Concern for the Property.
SITE RECONNAISSANCE	See below:
WELLS	The presence of the abandoned and "uncapped" well on the Property is an environmental concern, in that open well casings/pipes are a direct conduit to the groundwater beneath the site. The State of Idaho and the Idaho Department of Water Resources regulations require unused wells be permanently sealed by a licensed well driller. Unsealed/abandoned wells are not only be a safety hazard, but are also a conduit for surface contamination to directly enter the underground source of drinking water.

SEPTIC SYSTEMS	The historic use of the Property has been limited to residential uses. For this reason, the possible presence of a septic system on the site is not an environmental concern; however, if septic tanks and/or drainfield systems are encountered on the Property during excavation or development activities, they should be closed/removed in accordance with District Health Department Rules.
----------------	--

Based on our review of available information, SAGE ENVIRONMENTAL has identified a “recognized environmental condition” or “REC” in connection with unsealed/abandoned water supply well on the Property. We recommend closure of this well. Idaho Rules require wells to be closed/sealed by a licensed driller, in accordance with Idaho Rules (IDAPA 37.03.09).

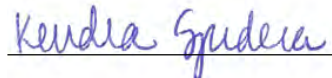
This report is limited to the information made available to or known to SAGE ENVIRONMENTAL at the time this report was issued. If any additional information becomes available, it will be forwarded to you for your evaluation. We appreciate having the opportunity to assist you with this project. Please feel free to contact me if you have any questions concerning this report.

Sincerely,



Brenda Magnuson
Principal/Registered Environmental Assessor, Cert. #06973

Reviewed By:



Kendra Szudera, Associate

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DEFINITION OF ACRONYMS USED

ASTM:	American Standards for Testing and Materials
AST:	Aboveground Storage Tank
AULs:	Activity and Use Limitations
CERCLA:	Comprehensive Environmental Restoration, Compensation, and Liability Act
CERCLIS:	Comprehensive Environmental Response, Compensation, and Liability Information System
CERCLIS-NFRAP:	Comprehensive Environmental Response, Compensation, and Liability Information System- No Further Remedial Action Planned
CFR:	Code of Federal Regulations
CESQG:	Conditionally Exempt Small Quantity Generator
CORRACTS:	Corrective Action Sites
CREC:	Controlled Recognized Environmental Condition
DEQ:	Division of Environmental Quality
EPA:	Environmental Protection Agency
EPCRA:	Emergency Planning and Community Right to Know Act ((also known as SARA Title III)
ERNS:	Emergency Response Notification System
ESA:	Environmental Site Assessment
FOIA:	U.S. Freedom of Information Act
FR:	Federal Register
HREC:	Historic Recognized Environmental Condition
IC:	Institutional Controls
LLP:	Landowner Liability Protections under the Brownfields Amendments
LQG:	Large Quantity Generator
LUST:	Leaking Underground Storage Tank
MSDS:	Material Safety Data Sheet
NCP:	National Contingency Plan
NPL:	National Priority List
NFRAP:	former CERCLIS sites where no further remedial action is planned under CERCLA.
NPDES:	National Pollutant Discharge Elimination System
PCBs:	Polychlorinated Biphenyls
PRP:	Potentially Responsible Party (pursuant to CERCLA
RCRA:	Resource Conservation and Recovery Act
RCRIS:	RCRA Information Systems
RECs:	Recognized Environmental Conditions
SARA:	Superfund Amendments and Reauthorization Act of 1986 (amendment to CERCLA)
SQG:	Small Quantity Generator
TSCA:	Toxic Substances Control Act
TSD:	Treatment Storage and Disposal
TSDF:	hazardous waste treatment, storage or disposal facility
USC:	United States Code
USG:	United States Geological Survey
UST:	Underground Storage Tank
VEC:	Vapor Encroachment Condition
VES:	Vapor Encroachment Screening

1.0 PROPERTY SUMMARY

PROPERTY TYPE:	Vacant Lot
ADDRESS:	123 E. 39th Street Garden City, Idaho 83714
LOCATION:	The Property is located on the south side of E. 39th Street, between Adams (east) and Osage Streets (west) in Garden City, Idaho.
LEGAL DESCRIPTION:	Lot 27 in Block 8 of Fairview Acres Sub. No. 01 and situated in the Northwest ¼ of the Northwest ¼ of Section 5, Township 3 North, Range 2 East of the Boise-Meridian in Ada County, Idaho.
OWNER OF RECORD:	Tyler and Katie Rice 3529 W. Hansen Avenue Boise, Idaho 83703
SITE SIZE/CONFIGURATION:	The Property is a nearly rectangular-shaped parcel, 0.69±acres in size.
DESCRIPTION OF IMPROVEMENTS:	No improvements; site is vacant land.
DATE OF SITE RECONNAISSANCE:	August 15, 2020
DATE OF REPORT:	August 25, 2020
CONCLUSIONS:	SAGE ENVIRONMENTAL SERVICES, LLC has performed a Phase I Environmental Site Assessment in substantial conformance with the ASTM Practice E 1527-13 of the Property located at 123 E. 39th Street in Garden City, Idaho. Based on our review of available information, SAGE ENVIRONMENTAL has identified a “recognized environmental condition” or “REC” in connection with unsealed/abandoned water supply well on the Property. We recommend closure of this well. Idaho Rules require wells to be closed/sealed by a licensed driller, in accordance with Idaho Rules (IDAPA 37.03.09)..

¹ “**recognized environmental condition**”: The presence or likely presence of any hazardous substances or petroleum products on a Property under conditions that indicate an existing release, a past release, or a material threat of release of any hazardous substances or petroleum products into structures on the property or into the ground, groundwater, or surface water of the property. The term includes hazardous substances or petroleum products even under conditions in compliance with laws. The term is not intended to include “de minimis” conditions that generally do not present a threat to human health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of governmental agencies. Conditions determined to be de “minimis” are not recognized environmental conditions.

2.0 INTRODUCTION

2.1 GENERAL

SAGE ENVIRONMENTAL SERVICES, LLC (SAGE ENVIRONMENTAL) was contracted by Jordan Meylan, Principal/Finance & Acquisitions for MVRK Development (the Client and Purchaser), to perform a Phase One Environmental Site Assessment of the Vacant Lot (hereinafter referred to as “Property” or “site”) located at 123 E. 39th Street in Garden City, Idaho (Figure 1).

2.2 LOCATION & LEGAL DESCRIPTION

LOCATION:	The Property is located on the south side of E. 39th Street, between Adams (east) and Osage Streets (west) in Garden City, Idaho.
LEGAL DESCRIPTION:	“Lot 27 in Block 8 of Fairview Acres Sub. No. 01 and situated in the Northwest ¼ of the Northwest ¼ of Section 5, Township 3 North, Range 2 East of the Boise-Meridian in Ada County, Idaho.”
ADDRESS:	123 E. 39th Street in Garden City, Ada County, Idaho.

2.3 DETAILED SCOPE OF SERVICES

This Environmental Site Assessment followed the methodology set forth in ASTM Standard Practice E-1527-13 and is based on site observations and the use of readily available information. The Scope of Work for this assessment includes the following:

- Reviewing the Federal, State, and local regulatory agency lists and databases of facilities that use, store, and/or generate hazardous substances or petroleum products, and to determine the impacts of such sites on the Property with respect to “recognized environmental conditions”;
- Reviewing site information for geologic and hydrogeologic characteristics for vulnerability and other possible areas of concern;
- Reviewing available city directories (i.e. Polk’s City Directories), historical maps, geological maps, available historic aerial photographs, and other records to evaluate past property uses and occupancy;
- Reviewing available information regarding the historical use of the property and the adjacent properties;
- Reviewing 50-year chain-of-title information for historical background, as requested by the client;
- Conducting an on-site inspection of the property to observe and evaluate evidence of contamination from hazardous petroleum substances or wastes (stained soil, stressed vegetation, etc.), and other potential sources of contamination, including transformers or other electrical equipment possibly containing polychlorinated biphenyls (PCBs);
- Contacting electric utilities to determine PCB content of utility-owned transformers or other electrical equipment, if necessary;
- Interviewing available people familiar with past use of the property and adjacent properties;
- Visually inspecting adjacent properties and classifying their possible effects on the subject property; and
- Documenting findings and site conditions with photographs.

2.4 SIGNIFICANT ASSUMPTIONS

In preparing this report, SAGE has relied upon certain verbal information and representations provided by State and local government employees, as well as others familiar with the Property history. SAGE ENVIRONMENTAL did not attempt to independently verify the accuracy or the completeness of that information, but we did not detect any inconsistency or omission of a nature that would affect the conclusions in this report; the conclusions are based in whole or in part on the validity of such information.

2.5 LIMITATIONS & RESTRICTIONS

This Phase I Environmental Site Assessment is restricted to the Scope of Services outlined in Section 2.3 of this report and is restricted to observations made by SAGE during the inspection of the Property and research of standard environmental record sources. With the exception of recorded violations discovered upon routine review of environmental regulatory records, the Scope of Services did not address compliance with Federal, State or local laws, regulations, ordinances, or codes. This report also expressly excludes the collection or analysis of any samples for asbestos-containing materials, radon gas, or lead-based paint. In addition, radon screening, lead in drinking water, endangered species, indoor air quality, cultural resources, industrial hygiene, health and safety, and high voltage power lines were not included in this report. No samples of soil, air, water, asbestos or lead-based paint were collected as part of this investigation, and SAGE makes no representations or warranty regarding the presence of asbestos or lead-based paint and the quality of the air, water, or soil on the Property. This Scope of Services did not include sampling of drums, tanks, and other containers for laboratory analysis.

Phase I Environmental Site Assessments are non-comprehensive in nature and are subject to a variety of limitations, including those limitations presented below. This report is not intended to identify all potential concerns or to eliminate all risk associated with the operational responsibilities or transferring property title. SAGE did not consider other factors or site information other than that presented in this report. The agencies and individuals contacted by SAGE had only limited information concerning the Property. When necessary, SAGE made efforts to interview agency personnel and individuals with knowledge of the site, but information collected in this manner can be subject to errors, including personal interpretation and memory. Judgments that lead to conclusions and recommendations are generally made with an incomplete knowledge of the subsurface and historical conditions applicable to the site. More extensive studies, including sampling and/or chemical analysis, may reduce the uncertainties associated with this assessment. SAGE should be notified for additional consultation if the client would like to reduce uncertainties beyond the level associated with this assessment.

2.6 USER RELIANCE

Authorization to perform this assessment was given in the form of an email request followed by a signed contract from Jordan Meylan of MVRK Development, the Purchaser, on August 13, 2020. As agreed, the scope of this assessment report is limited to the matters expressly covered herein. This report is prepared for the sole benefit of the Client and Purchaser and persons doing business with the Client and/or Purchaser. Any other person or entity, without the express written authorization of the Client or Purchaser, may not rely upon the information contained in this report.

3.0 SITE DESCRIPTION

3.1 PURPOSE

The purpose of this Phase I Environmental Site Assessment is to qualify for the innocent landowner defense and the Bona Fide Prospective Purchaser (BFPP) defense under 2002 Brownfields amendment to the Comprehensive Environmental Restoration, Compensation, and Liability Act (CERCLA). In addition to CERCLA liability, the purpose of this Phase I Environmental Site Assessment is to identify and understand potential environmental conditions that could materially impact the operation of the business associated with the property. The purpose of the ASTM E1527 standard is to define good commercial and customary practice for conducting a Phase I Environmental Site Assessment, with the goal of identifying “recognized environmental conditions” (RECs) at the subject property.

RECOGNIZED ENVIRONMENTAL CONDITION (REC): A REC is defined in E1527-13 as “the presence or likely presence of any hazardous substances or petroleum products in, on or at a property: (1) due to any release to the environment; (2) under conditions indicative of a release to the environment; or (3) under conditions that pose a material threat of a future release to the environment”. The term includes hazardous substances or petroleum products even under conditions in compliance with existing laws. The term is not intended to include “de minimis” conditions that generally do not present a material risk of harm to public health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies. Conditions determined to be “de minimis” are not “recognized environmental conditions.”

3.1.2 Additional Environmental Terms

HISTORICAL RECOGNIZED ENVIRONMENTAL CONDITIONS (HRECs): A Historical Recognized Environmental Condition (HREC) refers to a past release that has been remediated to below “residential” standards and given regulatory closure with no use restrictions. HREC is defined by ASTM E1527-13 as “a past release of any hazardous substances or petroleum products that has occurred in connection with the property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted use criteria established by a regulatory authority, without subjecting the property to any required controls (for example, property use restrictions, activity and use limitations, institutional controls, or engineering controls).”

The HREC category is distinct from the Controlled Recognized Environmental Condition (CREC), which applies to sites that have received regulatory closure but are still subject to controls.

CONTROLLED RECOGNIZED ENVIRONMENTAL CONDITIONS (CRECs): The term CREC is intended to clarify the level of risk these sites represent. The environmental professional is required to list any CRECs (as well as RECs) identified in the findings and conclusions section of the Phase I Environmental Site Assessment report.

The ASTM definition of CREC in the E1527-13 standard is as follows: “a recognized environmental condition resulting from a past release of hazardous substances or petroleum

products that has been addressed to the satisfaction of the applicable regulatory authority (for example, as evidenced by the issuance of a no further action letter or equivalent, or meeting risk-based criteria established by regulatory authority), with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls (for example, property use restrictions, activity and use limitations, institutional controls, or engineering controls)."

3.2 SITE VICINITY & GENERAL CHARACTERISTICS

The Property is comprised of a rectangular-shaped parcel, 0.69± acres in size and is located approximately 3 miles southeast of Garden City's City Hall and 3 miles west of the Central Business District of Boise. The land uses within the immediate vicinity of the Property consist of older commercial residential uses intermixed with a few small parcels of vacant land. The Property lies within the city limits of Garden City in Ada County, Idaho (Figure 2).

3.3 PHYSICAL SETTING

According to the USGS Quadrangle maps for the site and vicinity, the Property lies at an elevation of approximately 2,658 feet above mean sea level. The site is generally level and lies nearly at grade with neighboring streets. Area topography is very similar to that of the Property. The closest surface water is the seasonally flowing Settlers Canal, located approximately 250 feet to the west. The Boise River is located approximately 900 feet to the east and in this area, flows in a southeast to northwesterly direction (Figure 3).

3.4 GEOLOGY & HYDROLOGY

3.4.1 Geology

We compiled information regarding generalized local hydrogeologic and geologic conditions from published technical literature. In the vicinity of the Property, groundwater data for both the shallow water table aquifer and for the deeper water supply aquifer systems were modified from Dion (1972), Squires et al (1992), and from previous investigations conducted by other consultants. Information about the surface and subsurface materials located under the Property was retrieved from Malde and Powers (1962), and Othberg and Stanford (1992) and from previous investigations conducted by other consultants.

The Property is located within the western portion of the Snake River Plain subdivision of the Columbia Plateau Physiographic Province. Landforms consist of six terrace levels of alluvial gravel deposits. The Property is located on the flood plain of the current channel of the Boise River. The shallow subsurface contains 100 to 500 feet of Quaternary-age alluvium that consist of interfingering and interlayered sand, silt, clay, and gravel; all primarily deposited by the Boise River. These fluvial and lacustrine (river and lake) sediments unconformably overlay the Quaternary-Tertiary-age Idaho Group deposits, which consist of several thousand feet of poorly consolidated clastic sediments and basaltic volcanic rock. The sediments consist of sand, silt, and clay of variable thickness and lateral extent.

3.4.2 Hydrology

In the area, two aquifers are known to exist. Throughout much of the valley, an unconfined water table aquifer is found within the shallow alluvium, normally at a depth of less than 50 feet. At the Property, groundwater is probably at a depth of less than 10 feet below ground surface. In the immediate area of the Property, groundwater for the shallow, unconfined aquifer generally flows in a northeasterly direction, toward the Boise River, although seasonal changes and localized impacts from canals and irrigation ditches can create varying flow directions.

At a depth of approximately 300 to 500 feet below ground surface, the region's principal water supply aquifer is contained within the Upper Idaho Group strata. In the vicinity of the Property, several hundred feet of silt and clay separate the water supply and water table aquifers, thereby reducing the potential for flow between the two aquifers; however, recently compiled subsurface data suggests that the boundaries between aquifer units and hydrogeologic settings are gradational and may result in hydraulic communication across the system. This appears to be most evident through pump test data obtained from the east Boise area. To date, due to an incomplete database, an adequate hydrogeologic model describing the nature and extent of the hydraulic continuity between the shallow and deep aquifers has not been fully developed. Until such a study is completed, the potential for migration between the two aquifers will remain poorly understood.

3.5 CURRENT USE OF SURROUNDING AREA

The Property is located approximately 3 miles southwest of Garden City's City Hall and 3 miles west of the Central Business District of Boise, within an area of Garden City comprised of older commercial and residential uses, intermixed with commercial uses. Garden City's commercial strip development along W. Chinden Boulevard/US 20-26 is located 375 feet to the west.

4.0 USER-PROVIDED INFORMATION

4.1 TITLE RECORDS

A Chain of Title was not requested by the Client.

4.2 ENVIRONMENTAL LIENS OR ACTIVITY & USE LIMITATIONS

We use the following resources, when available, to determine the presence of activity use limitations (AULs) or engineering controls (ECs) that may be recorded or connected to the Property title:

- Title Commitment (when provided by the Client)
- Environmental Database Records
- Environmental Questionnaire and Disclosure Statement
- Title Commitment: For this report, a Title Commitment was not provided by the Client.

ENVIRONMENTAL DATABASE RECORDS: We used information obtained from the Environmental Database Records to identify those sites that were assigned a "no further action" status from the Idaho DEQ using activity use limitations (AULs) or engineering controls (ECs). We did not find deed restrictions limiting the use of the Property (AULs), nor did we find any institution or engineering controls (ECs) listed for the site.

ENVIRONMENTAL QUESTIONNAIRE AND DISCLOSURE STATEMENTS: We used the Environmental Questionnaire and Disclosure Statement to determine the Owner's knowledge of activity use limitations (AULs) or engineering controls (ECs) for the Property. We submitted the Environmental Questionnaire and Disclosure Statement to the Property Owner. This questionnaire was completed by Tyler Rice, the current Property Owner.

According to our conversations with Jordan Meylan of MVRK Development, the Client and User of this report also has no knowledge of Environmental Liens or Activity and Use Limitations for the Property that may exist on the Property.

4.3 SPECIALIZED KNOWLEDGE

We have no knowledge of previous Environmental Site Assessments for the Property, nor do we have any knowledge of "recognized environmental conditions" that may have existed on the Property prior to the completion of this report. The Client and the Property Owner have no knowledge of previous Environmental Site Assessments for the Property, nor do they have any knowledge of "recognized environmental conditions" that may have existed on the Property.

4.4 COMMONLY KNOWN OR REASONABLY ASCERTAINABLE INFORMATION

Under the standards as outlined in ASTM E 1527-13 "Standard Practice for Environmental Site Assessments", the User of this report has certain responsibilities regarding notification to the preparer of this report. Specifically, the User must notify the preparer of the report of any environmental liens encumbering the Property or any specialized knowledge or information about previous ownership or uses of the Property that may be material to identifying "recognized environmental conditions". Jordan Meylan of MVRK Development (the Purchaser and User of this report) is not aware of any known environmental issues in connection with the Property.

4.5 VALUATION REDUCTION FOR ENVIRONMENTAL ISSUES

The client believes that the purchase price being paid for this Property reasonably reflects the fair market value of the Property.

4.6 OWNER, PROPERTY MANAGER, AND OCCUPANT INFORMATION

The owner and manager of the Property is:

Tyler and Katie Rice
3529 W. Hansen Avenue
Boise, Idaho 83703

The Property is currently an unoccupied, vacant lot.

4.7 REASON FOR PERFORMING THE PHASE I ESA

It is the understanding of SAGE ENVIRONMENTAL that the Property is under consideration for purchase by the Client/User. This Phase I Environmental Site Assessment report for information purposes prior to the final purchase/sale agreement for the Property. The Phase I Environmental Site Assessment fulfills one of the requirements for the innocent landowner defense and a "Bona Fide Prospective Purchaser" (BFPP) defense subject to CERCLA liability.

5.0 HISTORICAL RECORDS & ENVIRONMENTAL DATABASE REVIEW

5.1 STANDARD ENVIRONMENTAL RECORDS

The purpose of the records review is to obtain and review records that will help identify recognized environmental conditions in connection with the property. A description of the environmental databases is described in the following paragraphs:

NATIONAL PRIORITIES LIST (NPL), LISTED AND DELISTED SITES: A list of hazardous waste sites in the United States eligible for long-term remedial action (cleanup) financed under the federal Superfund program. Environmental Protection Agency (EPA) regulations outline a formal process for assessing hazardous waste sites and placing them on the NPL. The NPL is intended primarily to guide EPA in determining which sites warrant further investigation.

The inclusion of a facility in the National Priorities List does not reflect a judgment of its owner or operator or make the owner or operator take any action. It also does not assign any liability to any person or company. It serves as a source of information by identifying facilities or other hazardous substance releases that appear to warrant remedial actions.

SUPERFUND (CERCLIS): Superfund is a program administered by the EPA to locate, investigate, and clean up uncontrolled hazardous waste sites throughout the United States. We reviewed the Idaho DEQ's "Waste Remediation Site Locator", DEQ's equivalent of the EPA's Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS) list, a registry which lists those sites which are suspected of having received, generated, transported, or disposed of hazardous wastes prior to November 1980; or areas where hazardous wastes were suspected of having been released into the environment. The inclusion on this list is not in itself a judgment about the activities of a Property's owners or operators, but is used to identify those sites which may require further investigation because they may cause environmental or public health problems. The CERCLIS list is used by the Idaho DEQ to track potentially uncontrolled hazardous materials or hazardous waste sites. The Idaho DEQ also maintains a registry of those sites where clean up or remediation activities have taken place but no further action is planned.

RESOURCE CONSERVATION AND RECOVERY ACT INFORMATION RCRA INFO: Hazardous waste generators, transporters, treaters, storers and disposers of hazardous waste are required to provide information on their activities to state environmental agencies. These agencies then provide the information to regional and national US Environmental Protection Agency (EPA) offices through the Resource Conservation and Recovery Act Information (RCRA Info) System. Information on cleaning up after accidents or other activities that result in a release of hazardous materials to the water, air or land must also be reported through RCRA Info.

INSTITUTIONAL CONTROL/ENGINEERING CONTROL REGISTRIES: Institutional controls are non-engineered instruments, such as administrative and legal controls, that help minimize the potential for human exposure to contamination and/or protect the integrity of the remedy. Although it is EPA's expectation that treatment or engineering controls will be used to address principal threat wastes and that groundwater will be returned to its beneficial use whenever practicable, ICs play an important role in site remedies because they reduce exposure to contamination by limiting land or resource use and guide human behavior at a site. For instance, zoning restrictions prevent site land uses, like residential uses, that are not consistent with the level of cleanup.

ICs are used when contamination is first discovered, when remedies are ongoing and when residual contamination remains onsite at a level that does not allow for unrestricted use and unlimited exposure after cleanup. The National Contingency Plan (NCP) emphasizes that ICs are meant to supplement engineering controls and that ICs will rarely be the sole remedy at a site.

VOLUNTARY CLEANUP SITES: In Idaho, DEQ's Voluntary Cleanup Program (VCP) was created in 1996 by the Idaho Land Remediation Act to encourage innovation and cooperation between the state, local communities and private parties to revitalize properties with hazardous substance or petroleum contamination. The Idaho Land Remediation Rules, adopted in 1997, detail implementation procedures for the program. The Idaho Land Remediation Act was modified in 2005 to incorporate the Community Reinvestment Pilot Initiative, a state-funded program to assist with cleanup costs of up to 10 properties whose development is complicated by contamination issues. Currently, all 10 slots in the pilot program are filled.

EMERGENCY RESPONSE NOTIFICATION SYSTEM (ERNS) LIST: The Emergency Response Notification System (ERNS) is a computer database containing information on reports of oil and hazardous substance releases that have occurred throughout the United States and have been reported to the National Response Center (NRC), the ten EPA Regions, or the U.S. Coast Guard. The initial notification data may be updated with information from various Federal, State, and local response authorities as appropriate. ERNS data can be used to analyze reports of releases, support emergency planning efforts, and assist decision makers in developing spill prevention programs.

STATE AND TRIBAL LANDFILL OR SOLID WASTE DISPOSAL SITES: A listing of solid waste landfills (active and closed sites) is maintained by various agencies, including the Idaho DEQ. The list of closed solid waste landfills and dumps is not necessarily complete because older landfills or dumping areas may not be known.

STATE AND TRIBAL VOLUNTARY CLEANUP SITES: During 1996, the Idaho Legislature created the Idaho Land Remediation Act, DEQ's Voluntary Cleanup Program (VCP), to encourage innovation and cooperation between the state, local communities, and private parties working to revitalize properties with hazardous substance or petroleum contamination. During 1997, DEQ developed the Idaho Land Remediation Rules that detail the implementation of the Voluntary Cleanup Program. Sites that have entered in to the Voluntary Cleanup Program are identified on the Idaho Waste Division Inventory database.

BROWNFIELDS (BMS): The EPA Brownfields Management System (BMS) stores information reported by EPA Brownfields grant recipients on Brownfields properties assessed or cleaned up with grant funding. The Idaho DEQ's Brownfields Assessment Program funds and conducts environmental assessments of Brownfield sites when a lack of environmental information has complicated site redevelopment or reuse. For each site, DEQ will produce a final report that reveals whether a site is clean, lightly contaminated, or heavily contaminated, determines the nature and extent of the contamination, identifies potential cleanup options, and estimates cleanup costs (if any). Brownfields are abandoned or underutilized properties where the reuse is complicated by actual or perceived environmental contamination. With the help of Idaho Counties, Cities, Economic Development Districts, Urban Renewal Entities, developers and brokers, DEQ is developing a comprehensive, statewide inventory of Brownfields. Sites that qualify for and are being remediated under the Brownfields program are identified on the Idaho Waste Division Inventory database and on EPA's EnviroMapper for Brownfields site. DEQ's Brownfields Assessment Program funds and conducts environmental assessments of Brownfields sites when a lack of environmental information has complicated site redevelopment or reuse. For each site, DEQ will produce a final report that:

- Reveals whether a site is clean, lightly contaminated, or heavily contaminated
- Determines the nature and extent of the contamination
- Identifies potential cleanup options estimates cleanup costs (if any).

TOXICS RELEASE INVENTORY (TRI): The Toxics Release Inventory (TRI) contains information about more than 650 toxic chemicals that are being used, manufactured, treated, transported, or released into the environment. Manufacturers of these chemicals are required to report the locations and quantities of chemicals stored on-site to state and local governments. The reports are submitted to the EPA and state governments. EPA compiles this data in an on-line, publicly accessible national computerized database.

ADDITIONAL ENVIRONMENTAL DATABASE SOURCES: For this assessment, we did not utilize any additional environmental record sources.

For our Federal database information, we used a database operated by Nationwide Environmental Title Research, LLC (NETROnline) of Tempe, Arizona; and a database maintained by the Idaho DEQ (Idaho Waste Facility Remediation Mapper), for properties or incidents reported within the area defined by the ASTM E 1527-13 Minimum Search Distances. The NETROnline database report is presented in the addenda of this report.

STANDARD ENVIRONMENTAL RECORD SOURCE	ASTM SEARCH DIST. (MILES)	NUMBER OF SITES IDENTIFIED	IDENTIFICATION OF SITES FOUND: DISTANCE AND DIRECTION FROM PROPERTY
Federal NPL site list	1.0	0	
Federal Delisted NPL site list	0.5	0	
Federal CERCLIS list	0.5	0	
Federal CERCLIS NFRAP (no further remedial action planned)	0.5	0	
Federal CORRACTS facilities list	0.5	0	One (1) Federal CORRACTS facility appears on the database; however, this site is located outside the ASTM-defined Search radius.
Federal RCRA non-CORRACTS TSD facilities list	1.0	0	
Federal RCRA generators list	Subject & adj. sites	0	Several RCRA facilities appear in the database; however, none of these sites are located within the ASTM-defined Search Radius.
Federal institutional control/ engineering control registries	Subject & adj. sites	0	
Federal ERNS list	Subject property	0	One (1) ERNS site appears in the database; however, this site is not located within the ASTM-defined Search Radius.
State and tribal equivalent NPL	1.0	0	
State and tribal equivalent CERCLIS	0.5	0	
State and tribal landfill or Solid Waste Disposal site list	0.5	0	
State and tribal underground storage tank (UST) lists	Subject & adj. sites	0	Several UST sites appear in the database; however, none of these sites are located within the ASTM-defined Search Radius.
State and tribal leaking underground storage tank (LUST) lists	0.5	7	1. Inglis Vending 7 Wholesale located at 3700 Adams Street (approx. 876' west) 2. ACHD-Adams located at 3700 Adams Street (approx. 1,511' east). 3. D&B Auto located at 3660 Chinden Boulevard (approx. 1,608' to the southeast) 4. Jacksons Food Store #55 located at 4124 Chinden Boulevard (approx. 1,687' west) 5. Gem Stop #012 located at 4168 Chinden Boulevard (approx. 1,949' west) 6. United Parcel Service (UPS) 3 located at 116 E. 42nd Street (approx. 2,070' west) 7. George Reynolds Property located at 4202 Chinden Boulevard (approx. 2,164' to the west) 8. Glen Dick Equipment Co, located at 3480 Chinden Boulevard (approx. 2,305' southeast) All eight (8) sites are identified as "cleanup complete" with no ECs or AULs by the Idaho DEQ.
State and tribal institutional/ engineering control registries	Subject property	0	
State and tribal voluntary cleanup sites	0.5	0	

State and tribal Brownfield sites	0.5	0	Brownfields sites appear in the database; however, none of these sites are located within the ASTM-defined Search Radius.
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5.1.1 Additional Environmental Record Sources

We routinely cross-check our database information provided by outside sources with the Idaho DEQ's "Waste Remediation Facility Mapper" program available on the DEQ website. During our crosscheck, we did not identify any additional sites that do not appear on the NETROnline database search.

5.2 PHYSICAL SETTING SOURCES

We consulted the 1954 United States Geological Survey (USGS) "Boise North and South, Idaho" 7.5-Minute Series, Quadrangle maps for any buildings or other notable features located on the Property. Our review of the quad maps revealed a small building on the Property. According to the USGS Quadrangle map for the site and vicinity, the Property lies at an elevation of approximately 2,658 feet above mean sea level; the site is generally level and lies nearly at grade with neighboring streets. Area topography is very similar to that of the Property. The closest surface water is the seasonally-flowing Settlers Canal, located approximately 250 feet to the west. The Boise River is located approximately 900 feet to the east and in this area, flows in a southeast to northwesterly direction (Figure 3).

5.3 HISTORICAL USE INFORMATION

We established the site history utilizing several sources of information including:

- Aerial Photography
- Sanborn Fire Insurance Maps
- Historical Plat Maps
- Ada County Assessor's Office
- Recorded Land Title Records
- Polk's City Directories for Boise/Garden City, Idaho
- Interviews and/or questionnaires completed by persons having knowledge of the Property and/or its history

The information obtained from these sources regarding past and current uses of the Property and adjoining properties may be incomplete but typically provides a general synopsis of site history.

5.3.1 Aerial Photograph Review

Aerial photography can reveal historical activities or uses of the Property not otherwise documented or observable during the reconnaissance of the site. Aerial photography can also be used to confirm information obtained from other historical sources. The effectiveness of this review technique depends on the quality of the photographs, the available coverage, and the scale of photographs printed.

We obtained aerial photos, including the earliest available historical aerial photos displaying the Property and vicinity taken during 1951, 1971 and 1981 from Nationwide Environmental Title

Research, LLC (NETROnline). We also reviewed current and historical satellite imagery showing the Property taken during 1998, 2009 and 2020 from Google Earth™. We reviewed these aerial photos for historic information on the use of the site and adjacent properties. Photocopies of these aerial photos are presented in the Addenda of this report.

Aerial photographs only provide information on visual indications of land use. No conclusions can be drawn from the photographs alone; however, our review of the aerial photographs did not reveal any obvious signs of dumping, significant spillage, leaks, storage, disposal of hazardous substances, or land use that would necessitate further investigation. A summary of the aerial photography review is presented in Table 1, below:

SITE FEATURES	1951	1971	1981	1998	2009	2020	COMMENTS
Crop Patterns	N	N	N	N	N	N	
Streets	Y	Y	Y	Y	Y	Y	E. 39th Street is visible as an unpaved road along the northern Property boundary in the 1951 & 1971 photos; this roadway appears paved in subsequent photos.
Buildings	Y	Y	Y	Y	N	N	A residential dwelling is visible on the Property in the 1951 through 1998 photos.
Paved Parking Areas	N	N	N	N	N	N	
Drainage	N	N	N	N	N	N	
Circular Objects (above ground storage tanks or water tanks)	N	N	N	N	N	N	
Lagoon or Impoundment	N	N	N	N	N	N	
Ground Scars	N	N	N	N	Y	Y	Bare ground and dirt paths or “ground scars” are visible on the Property in the 2009 & 2020 photos.
Standing Liquid	N	N	N	N	N	N	
Stacked Materials/Objects	N	N	N	N	N	N	
Scattered Materials/Objects	N	N	N	N	N	N	
Piles	N	N	N	N	N	N	

(Key: Y=Yes; N=Not Observed; P=Possible, but not clearly resolved; U=Undetermined, not resolvable)

5.3.2 Sanborn Fire Insurance Maps

Sanborn Maps, constructed by the Sanborn Fire Insurance Company for fire insurance underwriting purposes dating as far back as the late 1800s, can show details of buildings, improvements, and land uses; however, the coverage of these maps is usually limited to older or outdated districts in established towns and cities. During our research of available Sanborn Fire Insurance maps, we found no coverage for the Property and vicinity.

5.3.3 Property Assessor Files

According to the Ada County Assessor's Office, the current ownership of the Property is as follows:

Tyler and Katie Rice
3529 W. Hansen Avenue
Boise, Idaho 83703

5.3.4 Recorded Land Title Records

A Chain of Title was not requested by the Client. The prior use of the subject Property was determined by SAGE ENVIRONMENTAL, with the aid of historical photos and records, as well as through interviews with available persons having knowledge of the site and its history. We also use the following resources, when available, to determine the presence of activity use limitations (AULs) or engineering controls (ECs) that may be recorded or connected to the Property title:

- Title Commitment (when provided by the Client; for this report, a Title Commitment was not provided by the Client)
- Environmental Database Records
- Environmental Questionnaire and Disclosure Statement

ENVIRONMENTAL DATABASE RECORDS: We used information obtained from the Environmental Database Records to identify those sites that were assigned a "no further action" status from the Idaho DEQ using activity use limitations (AULs) or engineering controls (ECs). We did not find deed restrictions limiting the use of the Property (AULs), nor did we find any institution or engineering controls (ECs) listed for the site.

ENVIRONMENTAL QUESTIONNAIRE AND DISCLOSURE STATEMENT: We used the Environmental Questionnaire and Disclosure Statement to determine the Owner's knowledge of activity use limitations (AULs) or engineering controls (ECs) for the Property. According to the questionnaire, completed by Tyler Rice, the current Property Owner has no knowledge of AULs or ECs for the Property.

5.3.5 Polk's City Directories

Polk's City Directories, published by the R.L. Polk Company as a telephone/address/business locating publication, can be useful when researching the historical occupants of the Property (by address). SAGE ENVIRONMENTAL reviewed the available Polk's City Directories at the Boise Public Library in Boise, Idaho, and found Polk directory coverage for that portion of E. 39th Street that included the immediate vicinity of the Property beginning in 1965 (earliest year coverage included that portion of E. 39th Street) through 2020:

1965 DIRECTORY

ADDRESS	OCCUPANT OR USE
111	• Arnold Machinery • General Implement Dist.
116	Anderson Truss Co.

1970 DIRECTORY

ADDRESS	OCCUPANT OR USE
111	• Arnold Machinery • General Implement Dist.
116	Anderson Truss Co.

123 **Residence**
 128 Residence
 200 Residence

1975 DIRECTORY

ADDRESS	OCCUPANT OR USE
111	•Arnold Machinery •General Implement Dist.
116	Anderson Truss Co.
123	Residence
128	Residence
200	Residence

1985 DIRECTORY

ADDRESS	OCCUPANT OR USE
106	•Breakaway, Inc. (van conversions) •General Emergency Med. Supply
108	•Welker Enterprises •Ex-Cello Overhead Door Co.
111	Arnold Machinery
116	Anderson Foundry
118	City Upholstery
121	Diversified Rental Solvers
123	Residence
128	Residence
138	Residence
200	Residence

1995 DIRECTORY

ADDRESS	OCCUPANT OR USE
106	•Breakaway, Inc. (van conversions) •General Emergency Med. Supply
111	Arnold Machinery
116	Anderson Foundry
118	City Upholstery
121	Office Bldg. (2 offices; vacant)
138	Residence
200	Residence

123 **Residence**
 128 Residence
 200 Residence

1980 DIRECTORY

ADDRESS	OCCUPANT OR USE
106	Breakaway, Inc. (distributors)
111	•Arnold Machinery •General Implement Dist.
116	Anderson Truss Co.
118	Sun Shade Inc. (alum. awnings)
123	Residence
128	No Return
138	Residence
200	Residence

1990 DIRECTORY

ADDRESS	OCCUPANT OR USE
106	•Breakaway, Inc. (van conversions) •General Emergency Med. Supply
111	Arnold Machinery
116	Anderson Foundry
118	City Upholstery
121	Office Bldg. (2 offices; vacant)
123	Address not listed
138	Residence
200	Residence

2000 DIRECTORY

ADDRESS	OCCUPANT OR USE
106	General Emergency Med. Supply
108	•Absolute Automotive (auto repair) •Drill Pro (machine shop)
116	Idaho Marine Propeller Services
121	Lorillard Tobacco Co.
123	Residence
128	Residence
138	Residence

190	Residence
200	Residence

2005 DIRECTORY

ADDRESS	OCCUPANT OR USE
106	Breakaway, Inc. (van conversions)
108	Drill Pro (machine shop)
110	Specialty Environmental Services
111	Seventh Heaven Recreation
118	My Mechanic (auto repair)
121	Residence
123	No Current Listing (house)
128	Residence
138	Residence
190	Residence
200	Residence

2010 DIRECTORY

ADDRESS	OCCUPANT OR USE
106	Breakaway, Inc. (van conversions)
108	Drill Pro (machine shop)
110	Specialty Environmental Services
121	Insurance Specialties
123	Aardvark Mini Storage
128	Residence
138	Residence
190	Residence
200	Residence
202	Residence

2015 DIRECTORY

ADDRESS	OCCUPANT OR USE
106	Breakaway, Inc. (van conversions)
110	Specialty Environmental Services
121	Insurance Specialties
123	No Current Listing (house)
128	Residence
138	Residence
190	Residence
200	Residence
202	Residence

2020 DIRECTORY

ADDRESS	OCCUPANT OR USE
106	Breakaway, Inc. (van conversions)
110	Specialty Environmental Services
111	Professional Concrete Accessories
121	• Counselor Office • Imperial Kustoms (auto customizing)
123	No Current Listing (house)
128	Residence
138	Residence
190	Residence
200	Residence
202	Residence

5.3.6 Zoning/Land Use Records

We reviewed the current Garden City Zoning Map for zoning and land use designations for the Property on the Garden City website. Our review of this map indicated that the Property is located inside the Garden City Limits within an area designated as “R-3” or “Single Family Residential”. The Garden City Municipal Code provides the following definition of the Residential zoning designations (R-1 through R-4): “...Residential Districts: The purpose of the four (4) residential districts is to provide a full range of housing products within the city in areas that are exclusively for residential uses.” (Title 8-2B-1, Garden City Municipal Code).

5.3.7 Historical Plat Maps

We researched historical plat maps and/or Atlases, potential resources for identifying past owners of the Property, at the Idaho State Historical Library in Boise, Idaho. The earliest map we found in “Metsker’s Atlas of Ada County, Idaho”, drawn by C.F. Metsker during 1938, indicated that the Property was part of a much larger parcel of land (295±acres) owned by First Security Bank of Idaho. This map did not show any buildings or other developments on the Property.

5.4 PRIOR USE ASSESSMENT OF THE PROPERTY

We compiled a history of the past Property uses through our review of available maps, aerial photographs, and interviews with individuals associated with the Property. A summary of the past Property uses is presented in the following table:

1951 - PRESENT
Residential (except for what appears to be a mistaken listing during 2010 as Aardvark Mini Storage; this facility is actually located behind the office building at 121 E. 39th; the adjacent site to the east)

5.5 PRIOR USES OF ADJOINING PROPERTIES

Listed below is a summary of the past uses of the adjoining sites:

	1951	1971-2005	2010-2020
NORTH:	Rural Residential	Residential	Residential
SOUTH:	Vacant Land	Residential	Residential
EAST:	Rural Residential	Vacant Lot	Commercial: Office & Mini Storage
WEST:	Rural Residential	Residential	Residential

6.0 SITE RECONNAISSANCE

Brenda Magnuson of SAGE ENVIRONMENTAL conducted a site reconnaissance of the Property on August 15, 2020. At the time of the site reconnaissance, the weather conditions were sunny and hot; the ambient air temperature was 92±°F.

6.1 METHODOLOGY & LIMITING CONDITIONS

A visual reconnaissance was conducted on the Property in general accordance with SAGE ENVIRONMENTAL's standard environmental assessment procedures. This reconnaissance consisted of systematically walking the Property to provide an overlapping field of view and noting any "recognized environmental conditions" as encountered. Photographic documentation of pertinent "recognized environmental conditions" and site improvements and also adjacent property uses was made; some of which have been included in the Addenda of this report. In the case of multi-tenant commercial Properties, and the Property has five or fewer current occupants, we make a reasonable attempt to inspect and interview a representative of each tenant space. If there are more than five current occupants, we make a reasonable attempt to inspect and interview the major occupants and those other occupants whose operations are likely to indicate recognized environmental conditions in connection with the Property. For this assessment, all areas of the site were accessible and our site.

The reconnaissance of the adjacent properties was performed by walking the perimeter of the subject site and observing and photographing the readily accessible and visible areas bordering or adjacent to the subject property and noting potential environmental conditions. During and after the site reconnaissance, we also evaluated adjacent parcels for their potential environmental impact to the Property. Photographs documenting the current condition of the Property are presented in the Addenda. The site reconnaissance focused on the following:

- Evaluating the presence of surface waters on the Property
- An evaluation of the materials used and stored on the Property
- Evidence of contamination by hazardous substances (stains, odors, etc.)
- The presence of aboveground storage tanks (ASTs) or visual indication of underground storage tanks (USTs)
- Evidence of buried solid waste
- Identification of transformers and other electrical equipment potentially containing Polychlorinated Biphenyls (PCBs)
- An evaluation of current land use

6.2 GENERAL SITE VISIT OBSERVATIONS

GENERAL SITE OBSERVATIONS	DESCRIPTION
CURRENT USE(S) OF THE PROPERTY	Vacant Lot
CURRENT USES OF ADJOINING PROPERTIES	North: Residence South: Residence West: Two (2) Residences East: One Love Agency (professional office) AAA Storage (storage facility)
DESCRIPTION OF STRUCTURES & OTHER IMPROVEMENTS (Figure 4)	None are present on the Property
DESCRIPTION OF ROADS	Access to the Property is from E. 39th Street, situated along the northern Property boundary. E. 39th Street is a paved, two-lane neighborhood access street connecting the properties along E. 39th Street to W. Chinden Boulevard/US Hwy 20-26 (west) and Adams Street (east). Curbs, gutters, and sidewalks are not present along E. 39th Street.
GEOLOGIC, HYDROGEOLOGIC & TOPOGRAPHICAL CONDITIONS	The Property is generally level and lies at-grade with nearby streets/roadways.
POTABLE WATER SUPPLY	None were observed on the Property; however, the municipal water supply is available in the immediate vicinity of the Property.
SEWAGE DISPOSAL SYSTEM	None were observed on the Property; however, the municipal sewer is available in the immediate vicinity of the Property.
HAZARDOUS SUBSTANCES AND PETROLEUM PRODUCTS	None were observed on the Property
USTs OR ASTs	None were identified on the Property
ODORS	None were identified on the Property
POOLS OF LIQUID	None were identified on the Property
DRUMS	None were observed on the Property
UNIDENTIFIED SUBSTANCE CONTAINERS	None were identified on the Property
PITS, PONDS, OR LAGOONS	None were identified on the Property
STORM DRAINS	None were observed on the Property
STAINED SOIL OR PAVEMENT	None were observed on the Property
STRESSED VEGETATION	During our inspection of the Property, we did not see any unnaturally stressed vegetation on the Property.
SOLID WASTE	Evidence of on site or buried solid waste disposal was not observed on the Property during our site reconnaissance.

WASTE WATER	Currently, waste water is not generated on the Property.
WELLS	According to the Property Owner, a well is located on the south/southeast end of the site. During our site reconnaissance, we confirmed the presence of the well, but noted that the well is located on the northwest end of the site, approximately 85 feet south of the north boundary and approximately 12 feet east of the west boundary*. This well has a casing that extends approximately 1 foot above ground and has no pump or other means to draw water from the well, and has no well cap. During our review of Well Construction Logs available at the Idaho Department of Water Resources, we found no well construction logs for the Property. *The Property lies at a diagonal direction to the true North to South and East to West directions; for this report, the directions referenced are based upon the directions identified in the street names (ie. E. 38th Street, N. Adams Street, etc.).
SEPTIC SYSTEMS	We researched the septic system permit database, created by the Central District Health Department (CDHD) at https://www.cdhd.idaho.gov/eh-waw-septicsystemsearch.php, for septic system permits on file for the Property. Our search of the database did not find any septic system permits for the site. According to the CDHD, records date back to 1971, but not all properties appear in the database; some older records, specifically from Ada County, could not be configured to fit into the system.

7.0 INTERVIEWS

OWNER:	In lieu of an interview, we submitted an “Environmental Questionnaire and Disclosure Statement” to the current Property Owner. Mr. Tyler Rice, completed the Owner questionnaire. A copy of the Environmental Questionnaire and Disclosure Statement is included in the Addenda of this report.
CLIENT/PURCHASER:	Our conversations with Jordan Meylan of MVRK Development revealed that, except for observations made during a walk of the site, the Client has no other knowledge about the Property or any environmental conditions that may have existed on the site.
KEY SITE MANAGER:	None
OCCUPANTS:	No Occupants; this site is vacant land.
PAST OWNERS AND/ OR OPERATORS:	We did not interview any past owners and/or occupants of the site.
LOCAL GOVERNMENT OFFICIALS:	For this report, we did not interview any local government officials with to the Property or nearby sites.

8.0 VAPOR ENCROACHMENT

In accordance with ASTM Standard 1527-13, SAGE conducted a vapor encroachment evaluation for the Property utilizing the environmental database and evaluating the contaminated properties within the ASTM-defined “area of concern” (AOC) of 1/3-mile from the Property.

LUST SITES: Our review of the environmental database indicated that four (4) of the eight (8) listed Leaking Underground Storage Tank (LUST) sites are situated within the 1/3-mile AOC; however, all of the LUST sites have been identified as “cleanup compete” by the Idaho DEQ with no activity use limitations (AULs), environmental restrictions or covenants (ECs). None of the LUST sites are considered a Vapor Encroachment Concern for the Property.

9.0 EVALUATION

9.1 FINDINGS

The findings listed below summarize the information we identified during the course of our inspection of the Property and our research into its history and appropriate database sources. These findings may or may not lead to the identification of any known or suspected recognized environmental conditions, historical recognized environmental conditions, and de minimis conditions:

TYPE OF INFORMATION EVALUATED	FINDING
USER-PROVIDED INFORMATION	No environmental concerns
ENVIRONMENTAL DATABASE RECORDS	See below:
Leaking Underground Storage Tank (LUST) Sites & Vapor Encroachment Concern	The following eight (8) LUST site appear in the environmental database: 1. Inglis Vending & Wholesale located at 110 E. 40th Street (approx. 875' west) 2. Jacksons Food Store #55 located at 4124 Chinden Boulevard (approx. 1,687' west) 3. Gem Stop #012 located at 4168 Chinden Boulevard (approx. 1,949' west) 4. United Parcel Service (UPS) 3 located at 116 E. 42nd Street (approx. 2,070' west) 5. George Reynolds Property located at 4202 Chinden Boulevard (approx. 2,164' to the west) 6. D&B Auto located at 3660 Chinden Boulevard (approx. 1,606' to the southeast) 7. ACHD-Adams located at 3700 Adams Street (approx. 1,511' east). All eight (8) sites are identified as "cleanup complete" with no ECs or AULs by the Idaho DEQ.
HISTORICAL USE INFORMATION	No environmental concerns
SITE RECONNAISSANCE	See below:
WELLS	According to the Property Owner, a well is located on the south/southeast end of the site. Our site reconnaissance confirmed the presence of the well; however, we noted that the well is located on the northwest end of the site, approximately 85 feet south of the north boundary and approximately 12 feet east of the west boundary*. This well has a casing that extends approximately 1 foot above ground. The well has no pump or other means to draw water and the well is not capped. During our review of Well Construction Logs available at the Idaho Department of Water Resources, we found no well construction logs for the Property. *The Property lies at a diagonal direction to the true North to South and East to West directions; for this report, the directions referenced are based upon the directions identified in the street names (ie. E. 38th Street, N. Adams Street, etc.).

SEPTIC SYSTEMS	Our search of the Central District Health Department (CDHD) database of septic system permits did not find any such permits for the site. According to the CDHD, records date back to 1971, but not all properties appear in the database; some older records, specifically from Ada County, could not be configured to fit into the system.
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9.2 OPINIONS

Listed below are our professional opinions of the impact (if any) on the Property of the conditions identified in the Findings listed in Section 9.1:

TYPE OF INFORMATION EVALUATED	OPINION
ENVIRONMENTAL DATABASE RECORDS	See below:
Leaking Underground Storage Tank (LUST) Sites & Vapor Encroachment Concern	Given their cleanup status ("cleanup complete" with no ECs or AULs), the LUST sites identified in this report are not considered an environmental concern in connection with the Property. Four (4) of the eight (8) listed Leaking Underground Storage Tank (LUST) sites are situated within the 1/3-mile AOC; however, all of the LUST sites have been identified as "cleanup complete" by the Idaho DEQ with no activity use limitations (AULs), environmental restrictions or covenants (ECs). For this reason, the LUST sites identified in this report are not considered a Vapor Encroachment Concern for the Property.
SITE RECONNAISSANCE	See below:
WELLS	The presence of the abandoned and "uncapped" well on the Property is an environmental concern, in that open well casings/pipes are a direct conduit to the groundwater beneath the site. The State of Idaho and the Idaho Department of Water Resources regulations require unused wells be permanently sealed by a licensed well driller. Unsealed/abandoned wells are not only be a safety hazard, but are also a conduit for surface contamination to directly enter the underground source of drinking water.
SEPTIC SYSTEMS	The historic use of the Property has been limited to residential uses. For this reason, the possible presence of a septic system on the site is not an environmental concern; however, if septic tanks and/or drainfield systems are encountered on the Property during excavation or development activities, they should be closed/removed in accordance with District Health Department Rules.

9.3 CONCLUSIONS & RECOMMENDATIONS

SAGE ENVIRONMENTAL SERVICES, LLC has performed a Phase I Environmental Site Assessment in conformance with the ASTM Practice E 1527-13 of the Property located at 123 E. 39th Street in Garden City, Idaho. Any exception to or deletion from this practice is described in Section 2.3 "Scope of Services" and Section 2.5 "Limitations and Restrictions" of this report.

Based on our review of available information, SAGE ENVIRONMENTAL has identified a “recognized environmental condition” or “REC” in connection with unsealed/abandoned water supply well on the Property. We recommend closure of this well. Idaho Rules require wells to be closed/sealed by a licensed driller, in accordance with Idaho Rules (IDAPA 37.03.09).

9.4 DATA GAPS & FAILURES

We identified two (2) data gaps greater than 10 years: 1938 - 1951 (13 years); and 1951 - 1965 (20 years). Based upon the known history of the Property, these data gaps are considered insignificant with respect to the historic use(s) of the Property and any resulting environmental impacts.

The lack of Sanborn Map coverage for the Property is considered a data failure. Based upon the known history of the Property, this data failure is considered insignificant with respect to the historic use(s) of the Property and any resulting environmental impacts.

9.5 DEVIATIONS FROM ASTM 1527-13

We did not deviate from ASTM 1527-13 “Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process”.

9.6 NON-SCOPE ISSUES

There may be environmental issues or conditions at the Property that parties may wish to assess in connection with commercial real estate that are outside the scope of ASTM E 1527-13. There may be other issues related to the Property or adjacent properties that are not included in CERCLA’s definition of hazardous substances (42 USC§ 9601(14)) or do not otherwise present potential CERCLA liability. Such non-scope considerations include, but are not limited to the following: radon screening, asbestos-containing material survey, lead-based paint survey, lead in drinking water, wetland assessment, interior PCB sampling, regulatory compliance, ecological resources, endangered species, indoor air quality, cultural resources, industrial hygiene, health and safety, and high voltage power lines. Addressing such non-scope issues was not requested by the client.

9.7 QUALIFICATIONS OF ENVIRONMENTAL PROFESSIONAL & SIGNATURES

As required by 40 CFR 312.21(d), SAGE is providing the following statements as to the qualifications of the environmental professional(s) responsible for conducting this Phase I Environmental Site Assessment and the preparation of this report:

1. I declare that, to the best of my professional knowledge and belief, I meet the definition of Environmental professional as defined in §312.10 of 40 CFR312, and
2. I have the specific qualifications, based on education, training, and experience, to assess a property of the nature, history, and setting to the subject property. I have developed and performed the all appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312.

Prepared By:

SAGE ENVIRONMENTAL SERVICES, LLC

Brenda Magnuson

BRENDA L. MAGNUSON, REA

REGISTERED ENVIRONMENTAL ASSESSOR, CERT. #06973

10.0 REFERENCES SITED

ADA COUNTY ASSESSOR'S OFFICE; PUBLIC FILES FOR 123 E. 39TH STREET IN GARDEN CITY, IDAHO.

BAKER, DH; "ADA COUNTY BOOK OF PLATS", CAPITOL TITLE COMPANY, 1958.

DION, N.P., 1972, "SOME EFFECTS OF LAND USE CHANGES ON THE SHALLOW GROUNDWATER SYSTEM IN THE BOISE-MERIDIAN AREA, IDAHO"; IDAHO DEPARTMENT OF WATER ADMINISTRATION, WATER INFORMATION BULLETIN No. 26, 47P.

GOOGLE EARTH. 1998, 2009, AND 2018 AERIAL PHOTOGRAPHS. [HTTP://WWW. EARTH.GOOGLE.COM](http://www.earth.google.com).

IDAHO DEPARTMENT OF WATER RESOURCES, "IDAPA 37 - DEPARTMENT OF WATER RESOURCES.BOOK". [HTTPS://ADMINRULES.IDAHO.GOV/RULES/2012/37/0309.PDF](https://adminrules.idaho.gov/rules/2012/37/0309.pdf)

MALDE, H.E. AND POWERS, H.A. 1962, "UPPER CENOZOIC STRATIGRAPHY OF WESTERN SNAKE RIVER PLAIN, IDAHO"; GEOLOGICAL SOCIETY OF AMERICA BULLETIN, v. 73, P1197-1220.

METSKER, C.F. METSKER'S ATLAS OF ADA COUNTY, IDAHO. NOVEMBER 1938.

NETRONLINE: NATIONWIDE ENVIRONMENTAL TITLE RESEARCH, LLC. 1951 AND 1971 AERIAL PHOTOGRAPHS. [HTTP://ENVIRONMENTAL.NETRONLINE.COM/](http://environmental.netronline.com/).

OTHBERG, K.L. AND STANFORD, L.R., 1992. "GEOLOGIC MAPS OF THE BOISE VALLEY AND ADJOINING AREAS; WESTERN SNAKE RIVER PLAIN, IDAHO"; IDAHO GEOLOGIC SURVEY MAP SERIES. SCALE 1:100,000.

R.L. POLK COMPANY. 1965 THROUGH 2020 POLK'S CITY DIRECTORIES FOR BOISE/GARDEN CITY, IDAHO.

UNITED STATES DEPARTMENT OF THE INTERIOR, GEOLOGICAL SURVEY, 1972 "BOISE NORTH AND SOUTH, IDAHO" QUADRANGLE, 7.5-MINUTE SERIES TOPOGRAPHIC MAPS.

ENVIRONMENTAL DATABASE SOURCES:

ENVIRONMENTAL RESPONSE NOTIFICATION SYSTEM (ERNS) DATABASE INFORMATION:
[HTTP://WWW.NRC.USCG.MIL/WBDCGI.EXE](http://www.nrc.uscg.mil/wbdcgi.exe)

IDAHO DEPARTMENT OF ENVIRONMENTAL QUALITY WASTE DIVISION INVENTORY (WDI)
[HTTP://WWW.DEQ.IDAHO.GOV/APPLICATIONS/WDI/](http://www.deq.idaho.gov/applications/wdi/)

ENVIRONMENTAL RECORDS SEARCH, LAGUNA HILLS, CA; ENVIRONMENTAL DATABASE REPORT; [HTTP://WWW.RECCHECK.COM](http://www.reccheck.com)

RTK.NET: RIGHT-TO-KNOW ENVIRONMENTAL DATABASES; [HTTP://WWW.RTKNET.ORG/RTKDATA.PHP](http://www.rtknet.org/rtkdata.php)

UNITED STATES ENVIRONMENTAL PROTECTION AGENCY (USEPA) ENVIRONMENTAL DATABASE SOURCES:
NPL, CERCLIS AND RCRA GENERATORS FROM THE USEPA "ENVIROMAPPER STOREFRONT":
[HTTP://WWW.EPA.GOV/ENVIRO/HTML/EM/INDEX.HTML](http://www.epa.gov/enviro/html/em/index.html)
[HTTP://WWW.EPA.GOV/SUPERFUND/SITES/PHONEFAX/PRODUCTS/.HTML](http://www.epa.gov/superfund/sites/phonefax/products/.html)
[HTTP://WWW.EPA.GOV/ENVIRO/HTML/RCRIS/](http://www.epa.gov/enviro/html/rcris/)
[HTTP://WWW.EPA-ECHO.GOV/ECHO/INDEX.HTML](http://www.epa-echo.gov/echo/index.html)

CORRACTs DATA FROM USEPA WEBSITE:
[HTTP://YOSEMITE.EPA.GOV/RIO/OWCM.NSF/WEBPAGE](http://yosemite.epa.gov/r10/owcm.nsf/webpage)

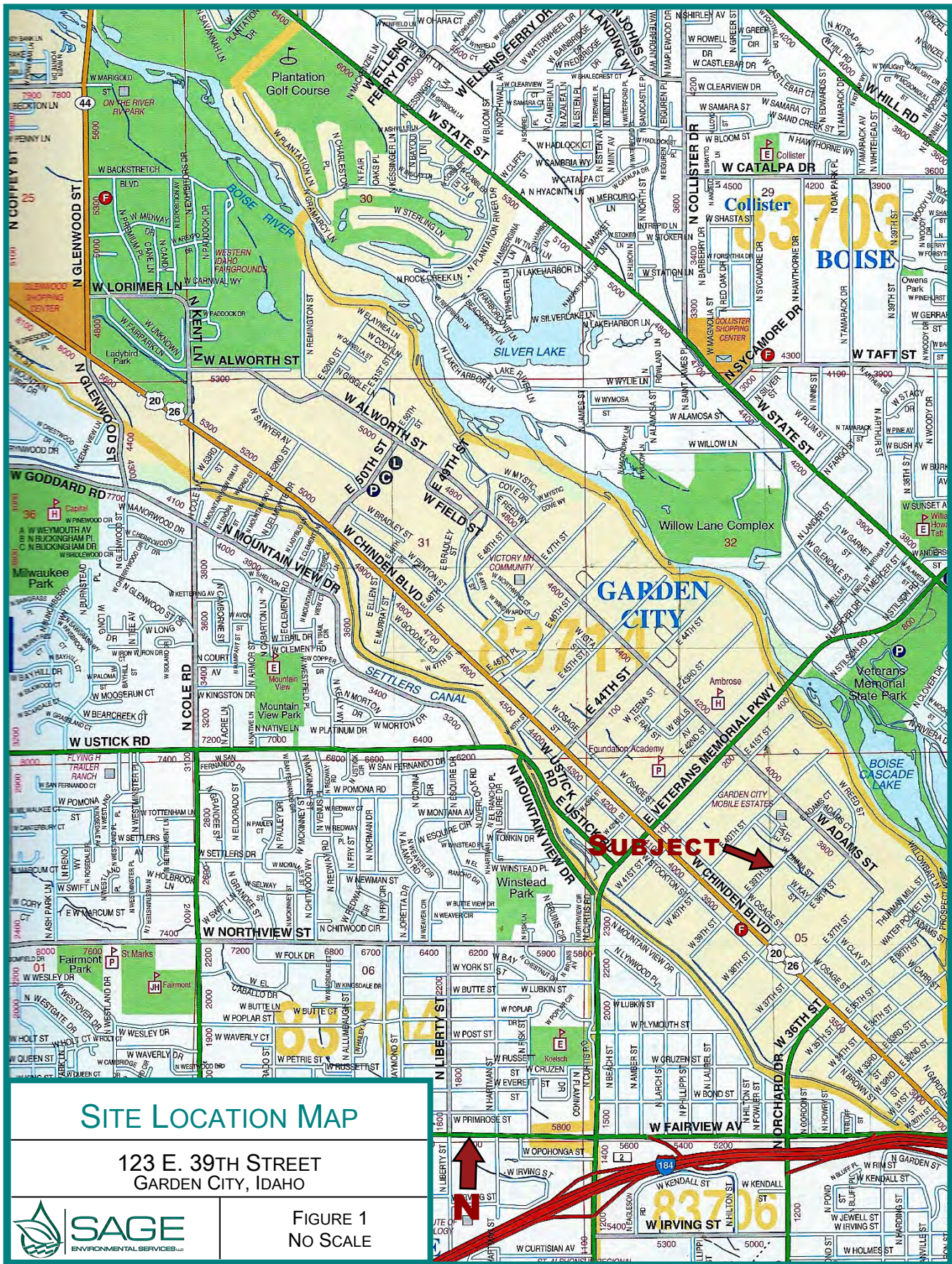
BROWNFIELDS INFORMATION FROM USEPA WEBSITE:
[HTTP://YOSEMITE.EPA.GOV/RIO/CLEANUP.NSF/SITES/BF](http://yosemite.epa.gov/r10/cleanup.nsf/sites/bf)

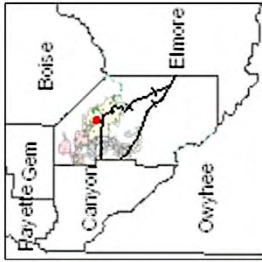
PERSONS CONTACTED/INTERVIEWED

NAME	ADDRESS	TELEPHONE	RELATIONSHIP TO SITE USE
Tyler Rice	Tyler and Katie Rice 3529 W. Hansen Avenue Boise, Idaho 83703	208.573.2207	Property Owner; completed owner questionnaire
Jordan Meylan, Principal Finance & Acquisitions	MVRK Development 1221 S. Clarkson Street, Suite 410 Denver, CO 80210	719.322.5204	Representative of Client/Purchaser; answered questions regarding their knowledge of the Property.

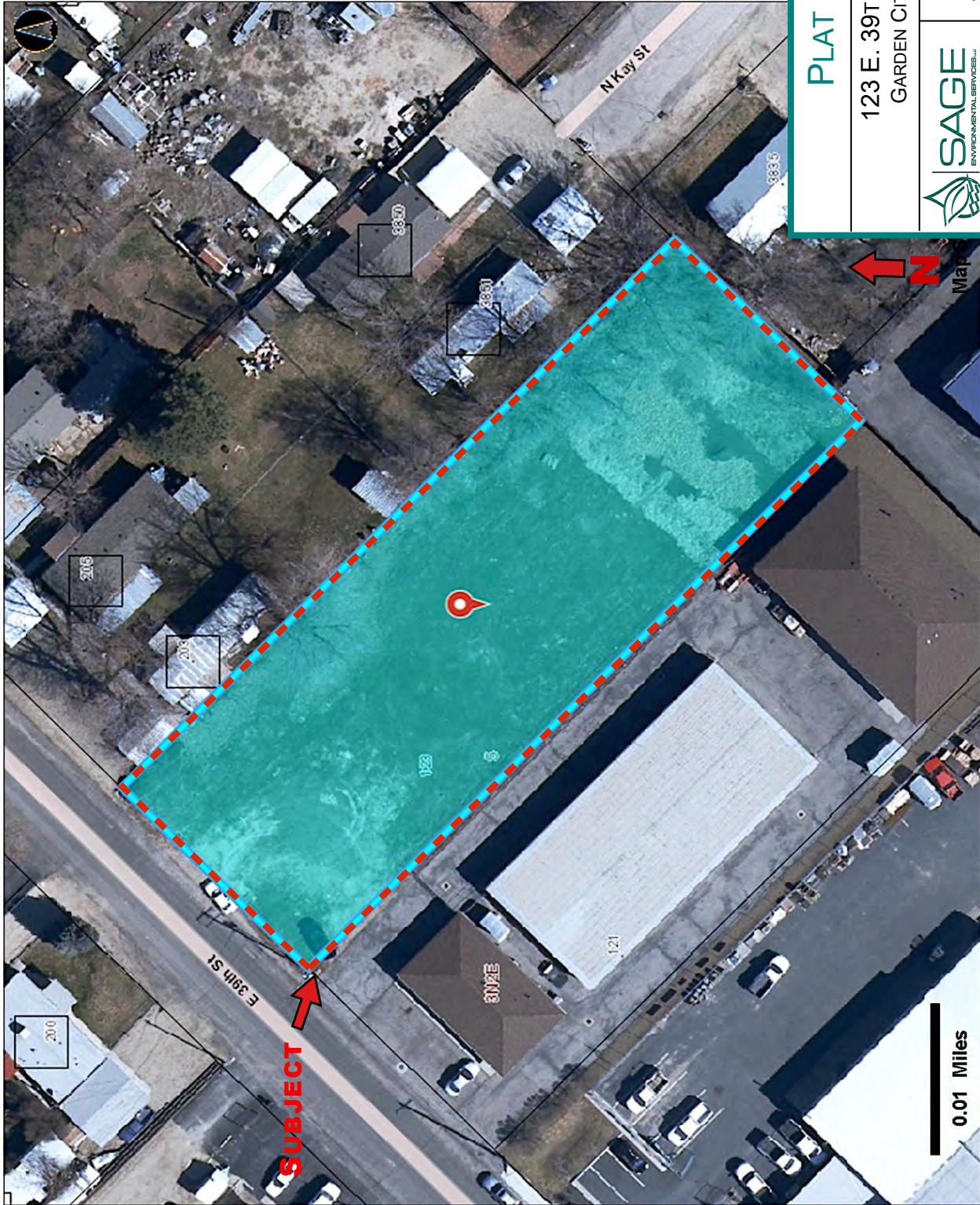
ADDENDA

MAPS & FIGURES





Legend	
+	Railroad
Roads (<2,000 scale)	
[Pink line]	<all other values>
[Orange line]	Interstate
[Dark orange line]	Ramp
[Yellow line]	Principal Arterial
[Light yellow line]	Collector
[Light orange line]	Minor Arterial
[Light pink line]	Local
[Pink line]	Parks
[Pink line]	Alley
[Pink line]	Driveway
[Green square]	Parks
[Black dot]	Address
[Pink outline]	Townships
[Pink outline]	Sections
[Pink outline]	Condos
[Pink outline]	Parcels

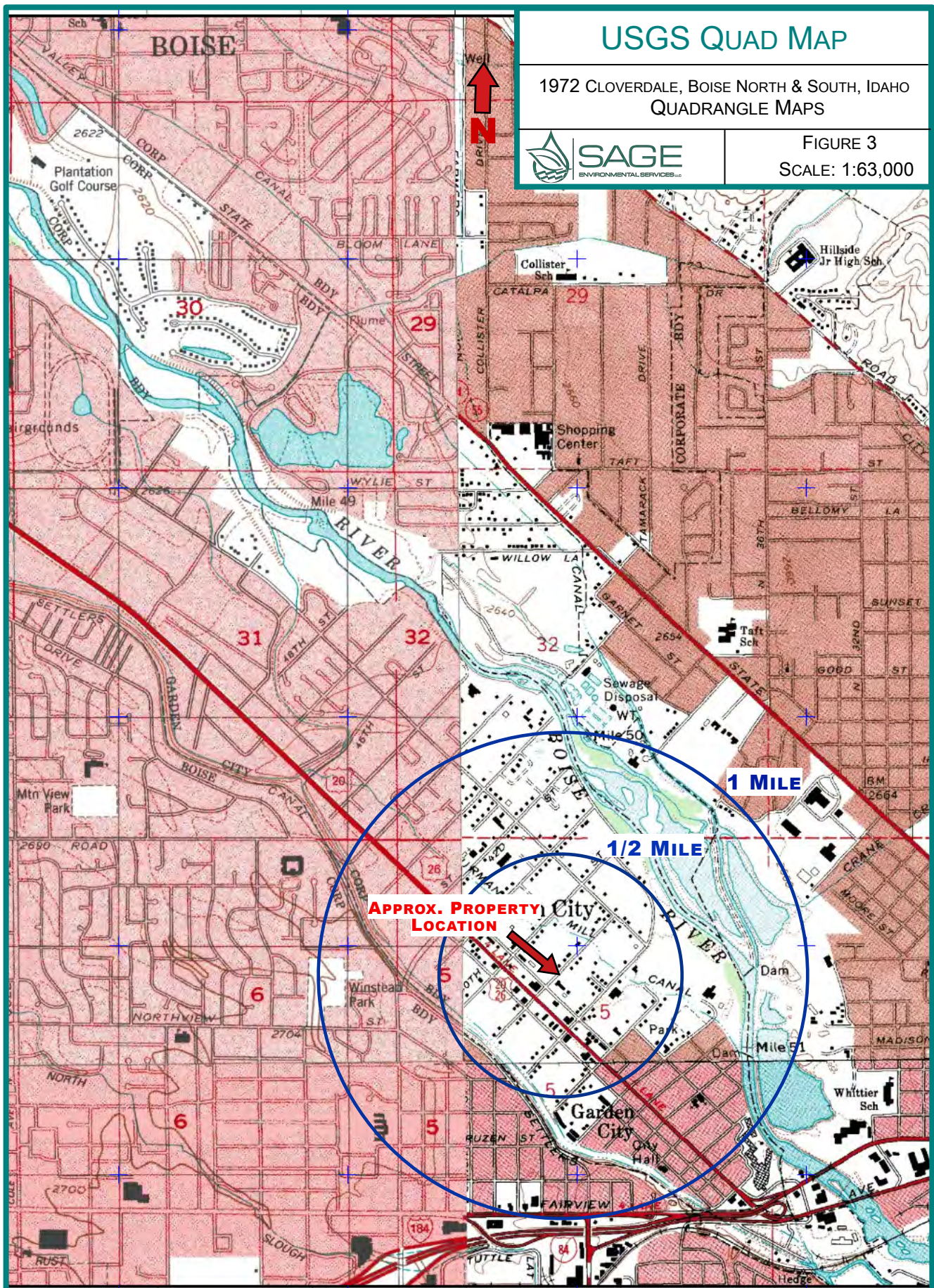


PLAT MAP

123 E. 39TH STREET
GARDEN CITY, IDAHO



FIGURE 2
APPROX. SCALE: 1" = 60'





SITE PLAN

123 E. 39TH STREET
GARDEN CITY, IDAHO



FIGURE 4
SCALE: 1" = 100'

AERIAL PHOTOS



1951 AERIAL PHOTOGRAPH

123 E. 39TH STREET
GARDEN CITY, IDAHO



Scale: 1"=150'





1981 AERIAL PHOTOGRAPH

123 E. 39TH STREET
GARDEN CITY, IDAHO



Scale: 1"=150'







SITE PHOTOS



PHOTOGRAPH #1: LOOKING SOUTH ACROSS THE PROPERTY AS SEEN FROM THE NORTHERN BOUNDARY, ALONG E. 39TH STREET. THE WELL LOCATION IS SHOWN IN THE PHOTO.

PHOTOGRAPH #2: LOOKING NORTH ACROSS THE PROPERTY AS SEEN FROM THE SOUTH END OF THE SITE.



PHOTOGRAPH #3: LOOKING NORTHWEST ACROSS THE SITE AS SEEN FROM NEAR THE SOUTHEASTERN CORNER.



PHOTOGRAPH #4:
MISCELLANEOUS STRAW BALES AND
IRRIGATION TUBING LEFT ON THE
SOUTH END OF THE SITE.

PHOTOGRAPH #5: LOOKING EAST
ALONG THE IRRIGATION DITCH
LOCATED ADJACENT TO THE
SOUTHERN PROPERTY BOUNDARY.



PHOTOGRAPH #6: LOOKING
WEST ALONG THE IRRIGATION DITCH
LOCATED ADJACENT TO THE
SOUTHERN PROPERTY BOUNDARY.



PHOTOGRAPH #7: LOOKING EAST
ALONG THE NORTHERN PROPERTY
BOUNDARY/E. 39TH STREET.

PHOTOGRAPH #8: LOOKING WEST
ALONG THE NORTHERN PROPERTY
BOUNDARY/E. 39TH STREET.



PHOTOGRAPH #9: THIS PHOTO
SHOWS THE UNCAPPED WELL.

ENVIRONMENTAL DATABASE

123 E 39th Street, Garden City Idaho
prepared for: Sage Environmental Services, LLC
Ref: 20-08799

August 14, 2020

Environmental Radius Report

Summary

	< 1/4	1/4 - 1/2	1/2 - 1
National Priorities List (NPL)			
CERCLIS List			
CERCLIS NFRAP			
RCRA CORRACTS Facilities			1
RCRA non-CORRACTS TSD Facilities			
Federal Institutional Control / Engineering Control Registry			
Emergency Response Notification System (ERNS)			1
US Toxic Release Inventory		1	4
US RCRA Generators (CESQG, SQG, LQG)	17	26	61
US ACRES (Brownfields)			1
US NPDES	3	9	17
US Air Facility System (AIRS / AFS)	1	5	10
ID Underground Storage Tanks	5	15	41
ID Leaking Underground Storage Tanks	1	7	19

National Priorities List (NPL)

This database includes Proposed Sites, Final Sites and Deleted NPL Sites. The Superfund Program, administered under the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) is an EPA Program to locate, investigate, and clean up the worst hazardous waste sites throughout the United States. The NPL (National Priorities List) is the list of national priorities among the known releases or threatened releases of hazardous substances, pollutants, or contaminants throughout the United States and its territories. The NPL is intended primarily to guide the EPA in determining which sites warrant further investigation.

The boundaries of an NPL site are not tied to the boundaries of the property on which a facility is located. The release may be contained within a single property's boundaries or may extend across property boundaries onto other properties. The boundaries can, and often do change as further information on the extent and degree of contamination is obtained.

This database returned no results for your area

CERCLIS List

The United States Environmental Protection Agency (EPA) investigates known or suspected uncontrolled or abandoned hazardous substance facilities under the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). EPA maintains a comprehensive list of these facilities in a database known as the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS). These sites have either been investigated or are currently under investigation by the EPA for release or threatened release of hazardous substances. Once a site is placed in CERCLIS, it may be subjected to several levels of review and evaluation and ultimately placed on the National Priority List (NPL).

CERCLIS sites designated as "No Further Remedial Action Planned" (NFRAP) have been removed from CERCLIS. NFRAP sites may be sites where, following an initial investigation, no contamination was found, contamination was removed quickly without the need for the site to be placed on the NPL, or the contamination was not serious enough to require Federal Superfund Action or NPL consideration.

This database returned no results for your area

CERCLIS NFRAP

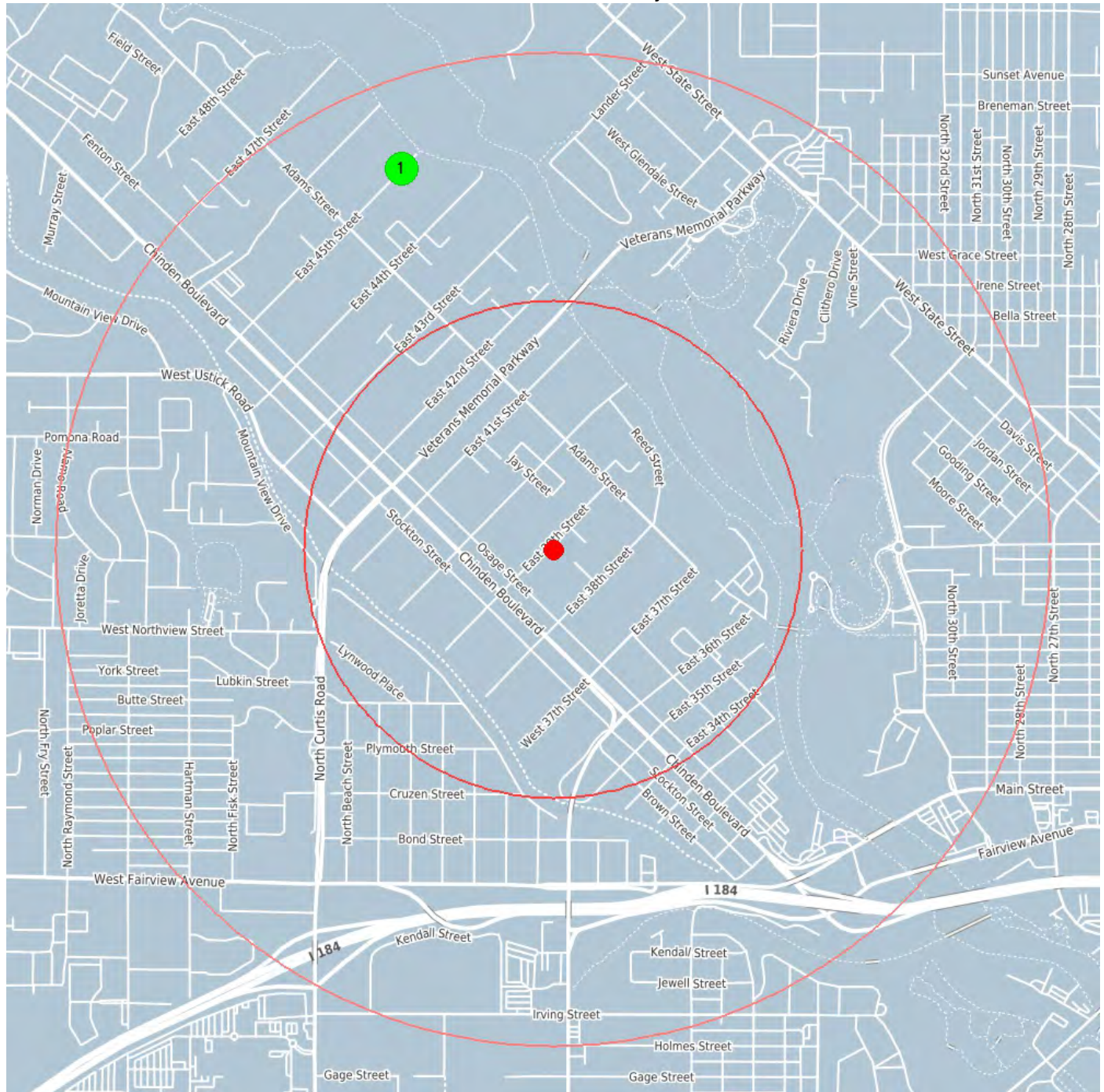
As of February 1995, CERCLIS sites designated "No Further Remedial Action Planned" NFRAP have been removed from CERCLIS. NFRAP sites may be sites where, following an initial investigation, no contamination was found, contamination was removed quickly without the site being placed on the NPL, or the contamination was not serious enough to require Federal Superfund action or NPL consideration. EPA has removed these NFRAP sites from CERCLIS to lift unintended barriers to the redevelopment of these properties. This policy change is part of EPA's Brownfields Redevelopment Program to help cities, states, private investors and affected citizens promote economic redevelopment of unproductive urban sites.

This database returned no results for your area

RCRA CORRACTS Facilities

The United States Environmental Protection Agency (EPA) regulates hazardous waste under the Resource Conservation and Recovery Act (RCRA). The EPA maintains the Corrective Action Report (CORRACTS) database of Resource Conservation and Recovery Act (RCRA) facilities that are undergoing "corrective action." A "corrective action order" is issued pursuant to RCRA Section 3008(h) when there has been a release of hazardous waste or constituents into the environment from a RCRA facility. Corrective actions may be required beyond the facility's boundary and can be required regardless of when the release occurred, even if it predated RCRA.

This database returned 1 result for your area



center 43.6287778 -116.2440509

0.5 mile

1.0 mile

RCRA CORRACTS Facilities



Coordinates
Distance to site

43.6398620671157, -116.250146013056
4351 ft / 0.824 mi NW

Site Name	SAFETY-KLEEN CORP 1-183-08 OB
EPA Facility Website	http://oaspub.epa.gov/enviro/fac_gateway.main?p_regid=110000700135
Facility Registry ID	110000700135
Address	514 E 45TH ST
City	GARDEN CITY
State	ID
Zip	83714

RCRA non-CORRACTS TSD Facilities

The United States Environmental Protection Agency (EPA) regulates hazardous waste under the Resource Conservation and Recovery Act (RCRA). The EPA's RCRA Program identifies and tracks hazardous waste from the point of generation to the point of disposal. The RCRA Facilities database is a compilation by the EPA of facilities that report generation, storage, transportation, treatment, or disposal of hazardous waste. RCRA Permitted Treatment, Storage, Disposal Facilities (RCRA-TSD) are facilities which treat, store and/or dispose of hazardous waste.

This database returned no results for your area

Federal Institutional Control / Engineering Control Registry

Federal Institutional Control / Engineering Control Registry

This database returned no results for your area

This database returned 1 result for your area



Emergency Response Notification System (ERNS)



Coordinates
Distance to site

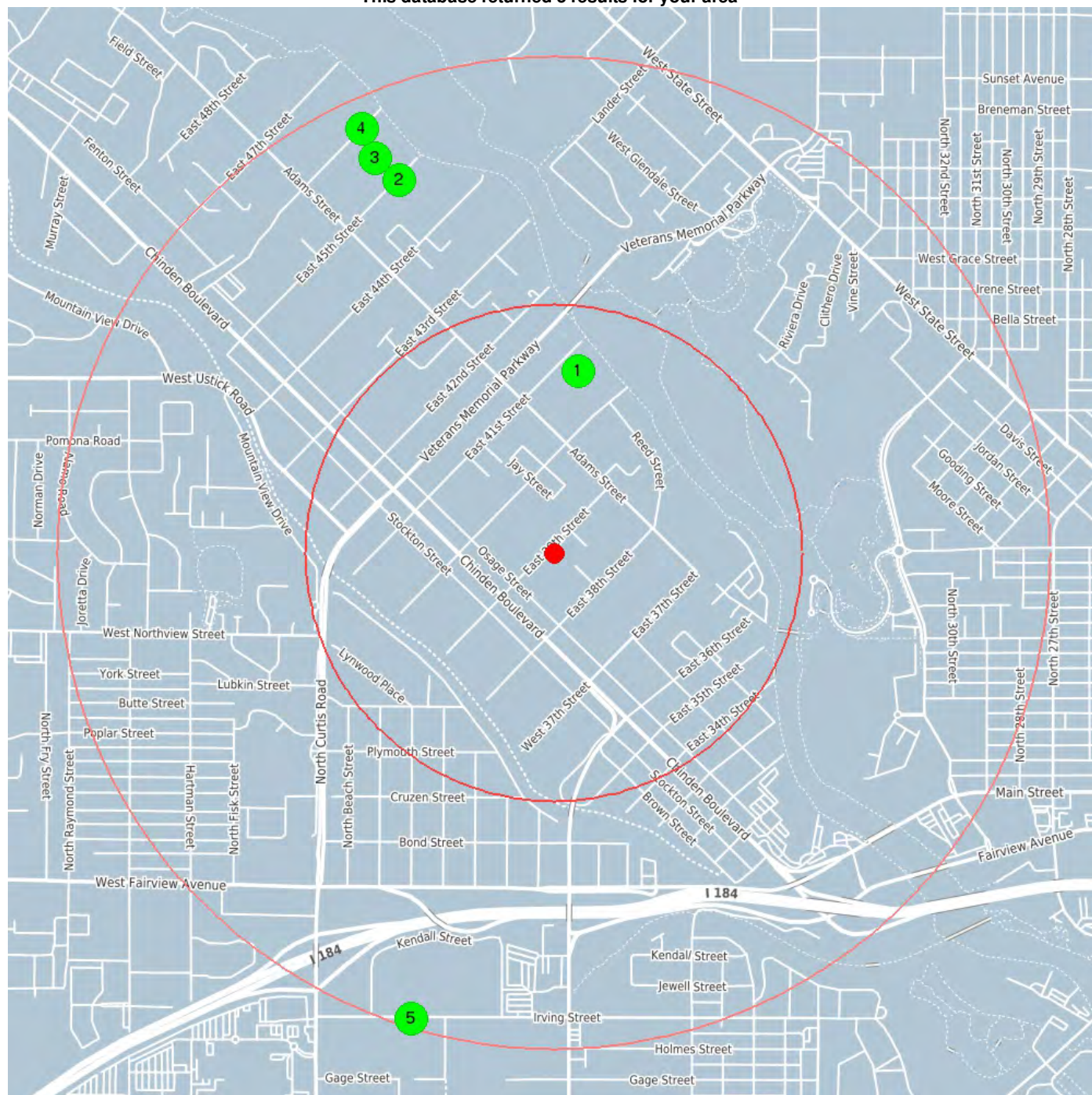
43.633259, -116.252792
2828 ft / 0.536 mi NW

Incident	CALLER STATED THAT THERE IS A COMPANY THAT IS RELEASING SEWAGE ONTO THE GROUND NEXT TO A BIG PROPANE TANK, THE CAUSE IS UNKNOWN.
Incident Date	7/21/2011 10:00
Incident location	NONE
Year Reported	2011
Address	100 EAST 43RD STREET
City	GARDEN CITY
State	ID
County	ADA
Zip Code	83714

US Toxic Release Inventory

The Toxics Release Inventory (TRI) is a publicly available EPA database that contains information on toxic chemical releases and other waste management activities reported annually by certain covered industry groups as well as federal facilities. TRI reporters for all reporting years are provided in the file.

This database returned 5 results for your area



center 43.6287778 -116.2440509

0.5 mile

1.0 mile

US Toxic Release Inventory

1	Coordinates Distance to site	43.63408, -116.24306 1951 ft / 0.370 mi N
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110060261648	
EPA Identifier	110060261648	
Primary Name	SUNROC CORPORATION GARDEN CITY FACILITY	
Address	507 E 41ST ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	327320	
Programs	TRIS:8371WSNRCC57EAS	
Program Interests	TRI REPORTER	
Updated On	24-FEB-2016 14:31:36	
Recorded On	31-JUL-2014 14:38:34	
NAICS Descriptions	READY-MIX CONCRETE MANUFACTURING.	
2	Coordinates Distance to site	43.63964, -116.25029 4291 ft / 0.813 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110000888488	
EPA Identifier	110000888488	
Primary Name	LYNN INDUSTRIAL COATINGS	
Address	512 E 45TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	332812, 332813	
SIC Codes	3471, 3479	
SIC Descriptions	COATING, ENGRAVING, AND ALLIED SERVICES, NOT ELSEWHERE CLASSIFIED, ELECTROPLATING, PLATING, POLISHING, ANODIZING, AND COLORING	
Programs	AIR:ID0000001600100207, AIRS/AFS:1600100207, BR:IDD037780186, ECRM:299, IDDEQ:ID_DEQ_000055, IDDEQ:ID_DEQ_00051, NCDB:I10#19900328AX001 1, NCDB:I10#1999092919198 1, NCDB:I10#1999092919198 2, NCDB:I10#1999092919198 3, RCRAINFO:IDD037780186, TRIS:83714LYNNN512EA	
Program Interests	AIR MINOR, CLOSED CRIMINAL ENFORCEMENT CASE, COMPLIANCE ACTIVITY, HAZARDOUS WASTE BIENNIAL REPORTER, STATE MASTER, TRI REPORTER, UNSPECIFIED UNIVERSE	
Updated On	04-MAR-2016 14:52:22	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	ELECTROPLATING, PLATING, POLISHING, ANODIZING, AND COLORING., METAL COATING, ENGRAVING (EXCEPT JEWELRY AND SILVERWARE), AND ALLIED SERVICES TO MANUFACTURERS.	
3	Coordinates Distance to site	43.639628, -116.250304 4288 ft / 0.812 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110000468743	
EPA Identifier	110000468743	
Primary Name	MARAVIA CORP	
Address	604 E 45TH ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	336612, 339920	
SIC Codes	3732	
SIC Descriptions	BOAT BUILDING AND REPAIRING	
Programs	EIS:2791711, TRIS:83714MRVCR604E4	
Program Interests	AIR EMISSIONS CLASSIFICATION UNKNOWN, TRI REPORTER	
Updated On	01-JUN-2017 17:14:03	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	BOAT BUILDING., SPORTING AND ATHLETIC GOODS MANUFACTURING.	

US Toxic Release Inventory

4

Coordinates
Distance to site

43.64116, -116.25179
4957 ft / 0.939 mi NW

Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110002136545
EPA Identifier	110002136545
Primary Name	MARAVIA CORPORATION
Address	511 E 46TH ST
City	GARDEN CITY
County	ADA
State	ID
Zipcode	83714
NAICS Codes	326299, 336612
SIC Codes	3732
SIC Descriptions	BOAT BUILDING AND REPAIRING
Programs	RCRAINFO:IDD161270855, TRIS:83714MRVCR511E4
Program Interests	TRI REPORTER, UNSPECIFIED UNIVERSE
Updated On	11-FEB-2016 11:53:50
Recorded On	01-MAR-2000 00:00:00
NAICS Descriptions	ALL OTHER RUBBER PRODUCT MANUFACTURING., BOAT BUILDING.

5

Coordinates
Distance to site

43.61521, -116.24978
5175 ft / 0.980 mi SW

Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110002136527
EPA Identifier	110002136527
Primary Name	NAGEL BEVERAGE CO
Address	5465 W IRVING ST
City	BOISE
County	ADA
State	ID
Zipcode	83706
NAICS Codes	312111
SIC Codes	2086
SIC Descriptions	BOTTLED AND CANNED SOFT DRINKS AND CARBONATED WATERS
Programs	NCDB:I10#19960815AX002 1, RCRAINFO:IDD984674754, TRIS:83706NGLBV5465I
Program Interests	COMPLIANCE ACTIVITY, TRI REPORTER, UNSPECIFIED UNIVERSE
Updated On	05-FEB-2016 14:15:31
Recorded On	01-MAR-2000 00:00:00
NAICS Descriptions	SOFT DRINK MANUFACTURING.

Large Quantity Generators (LQG) generate 1,000 kilograms per month or more of hazardous waste, or more than 1 kilogram per month of acutely hazardous waste.

1.0 mile

US RCRA Generators (CESQG, SQG, LQG)

1	Coordinates	43.62912, -116.24289
	Distance to site	330 ft / 0.063 mi E
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110066984865
EPA Identifier		110066984865
Primary Name		HANSON RESIDENCE
Address		3947 ZINNIA ST
City		GARDEN CITY
County		ADA
State		ID
Zipcode		83714
Programs		RCRAINFO:IDR000206144
Program Interests		UNSPECIFIED UNIVERSE
Recorded On		25-NOV-2015 14:37:42
2	Coordinates	43.6282, -116.2451
	Distance to site	348 ft / 0.066 mi SW
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005791483
EPA Identifier		110005791483
Primary Name		SPECIALTY ENVIRONMENTAL SERVICES
Address		110 E 39TH ST
City		GARDEN CITY
County		ADA
State		ID
Zipcode		83714
NAICS Codes		562112
Programs		RCRAINFO:IDR000002063
Program Interests		TRANSPORTER
Updated On		05-APR-2016 18:12:28
Recorded On		01-MAR-2000 00:00:00
NAICS Descriptions		HAZARDOUS WASTE COLLECTION.
3	Coordinates	43.62818, -116.24512
	Distance to site	356 ft / 0.068 mi SW
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005781911
EPA Identifier		110005781911
Primary Name		ARNOLD MACHINERY CO GC
Address		111 E 39TH ST
City		GARDEN CITY
County		ADA
State		ID
Zipcode		83714
Programs		RCRAINFO:IDD033935354
Program Interests		UNSPECIFIED UNIVERSE
Updated On		27-AUG-2012 17:57:28
Recorded On		01-MAR-2000 00:00:00
4	Coordinates	43.62773, -116.24226
	Distance to site	608 ft / 0.115 mi SE
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006850586
EPA Identifier		110006850586
Primary Name		CLOVER CLUB BORDEN PACKAGING
Address		207 E 38TH ST
City		GARDEN CITY
County		ADA
State		ID
Zipcode		83714
Programs		RCRAINFO:IDD009096892
Program Interests		UNSPECIFIED UNIVERSE
Updated On		08-AUG-2010 22:33:37
Recorded On		01-MAR-2000 00:00:00

US RCRA Generators (CESQG, SQG, LQG)

5	Coordinates Distance to site	43.62727, -116.2458 718 ft / 0.136 mi SW
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110055444791
EPA Identifier		110055444791
Primary Name		N ADA CO FIRE RESCUE STATION 18
Address		3895 CHINDEN BLVD
City		GARDEN CITY
County		ADA
State		ID
Zipcode		83714
Programs		RCRAINFO:IDR000205054
Program Interests		UNSPECIFIED UNIVERSE
Recorded On		30-JUL-2013 18:48:47
6	Coordinates Distance to site	43.62765, -116.24634 731 ft / 0.138 mi SW
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006849964
EPA Identifier		110006849964
Primary Name		AUTO BODY CENTER INC
Address		3901 CHINDEN BLVD
City		GARDEN CITY
County		ADA
State		ID
Zipcode		83714
NAICS Codes		811121
Programs		RCRAINFO:IDD980981070
Program Interests		UNSPECIFIED UNIVERSE
Updated On		08-AUG-2010 22:33:04
Recorded On		01-MAR-2000 00:00:00
NAICS Descriptions		AUTOMOTIVE BODY, PAINT, AND INTERIOR REPAIR AND MAINTENANCE.
7	Coordinates Distance to site	43.62926, -116.2472 849 ft / 0.161 mi W
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005782858
EPA Identifier		110005782858
Primary Name		NATIONAL COATINGS & SUPPLIES GC
Address		108 E 40TH ST
City		GARDEN CITY
County		ADA
State		ID
Zipcode		83714
Programs		RCRAINFO:IDD058573817
Program Interests		CESQG
Updated On		08-AUG-2010 22:29:59
Recorded On		01-MAR-2000 00:00:00
8	Coordinates Distance to site	43.62917, -116.24732 874 ft / 0.166 mi W
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005784277
EPA Identifier		110005784277
Primary Name		BERNIE LACEY AUTOBODY & PAINT
Address		105 E 40TH ST
City		GARDEN CITY
County		ADA
State		ID
Zipcode		83714
Programs		RCRAINFO:IDD138217013
Program Interests		CESQG, UNSPECIFIED UNIVERSE
Updated On		08-AUG-2010 22:32:08
Recorded On		01-MAR-2000 00:00:00

US RCRA Generators (CESQG, SQG, LQG)

9	Coordinates Distance to site	43.62606, -116.2441 991 ft / 0.188 mi S
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110014349794	
EPA Identifier	110014349794	
Primary Name	ACTION TRAILER	
Address	3777 CHINDEN BLVD	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:ID0000340539	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 12:31:52	
Recorded On	17-MAY-2003 21:16:39	
10	Coordinates Distance to site	43.626461, -116.240689 1225 ft / 0.232 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005784570	
EPA Identifier	110005784570	
Primary Name	REMICK TRUCKING LTD	
Address	215 E 37TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD980664783	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:32:27	
Recorded On	01-MAR-2000 00:00:00	
11	Coordinates Distance to site	43.626325, -116.240875 1226 ft / 0.232 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005789218	
EPA Identifier	110005789218	
Primary Name	PRECISION COLLISION REPAIR	
Address	205 E 37TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	811112	
Programs	RCRAINFO:IDD984674036	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:10	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	AUTOMOTIVE EXHAUST SYSTEM REPAIR.	
12	Coordinates Distance to site	43.62662, -116.24047 1230 ft / 0.233 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005780609	
EPA Identifier	110005780609	
Primary Name	SOFTSPIKES	
Address	200 E 37TH ST NO 10	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714-6469	
Programs	RCRAINFO:ID0001014117	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	17-OCT-2017 12:34:10	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

13	Coordinates Distance to site	43.62662, -116.24047 1230 ft / 0.233 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005787924	
EPA Identifier	110005787924	
Primary Name	37TH STREET COMMERCIAL UNITS	
Address	200-214 37TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD984669846	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:31:37	
Recorded On	01-MAR-2000 00:00:00	
14	Coordinates Distance to site	43.62672, -116.24033 1236 ft / 0.234 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110014374319	
EPA Identifier	110014374319	
Primary Name	CANYON AUTO SALES	
Address	209 E 37TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDR000000463	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:34:41	
Recorded On	18-MAY-2003 00:53:52	
15	Coordinates Distance to site	43.62604, -116.24126 1241 ft / 0.235 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005782876	
EPA Identifier	110005782876	
Primary Name	B & A AUTOMOTIVE	
Address	117 E 37TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD059517540	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:30:00	
Recorded On	01-MAR-2000 00:00:00	
16	Coordinates Distance to site	43.62594, -116.2414 1249 ft / 0.237 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006400554	
EPA Identifier	110006400554	
Primary Name	GOLDEN WEST ADVERTISING INC	
Address	114 E 37TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD984674424	
Program Interests	CESQG	
Updated On	22-JUL-2014 15:32:20	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

17	Coordinates Distance to site	43.62948, -116.2489 1305 ft / 0.247 mi W
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110014374701	
EPA Identifier	110014374701	
Primary Name	INTERMOUNTAIN PLASTICS	
Address	4048 CHINDEN BLVD	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:ID0000013847	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 14:03:45	
Recorded On	18-MAY-2003 00:55:55	
18	Coordinates Distance to site	43.62739, -116.23942 1323 ft / 0.251 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110014374211	
EPA Identifier	110014374211	
Primary Name	M & M ENTERPRISES E 37TH	
Address	209B E 37TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDR000001628	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:30:40	
Recorded On	18-MAY-2003 00:53:22	
19	Coordinates Distance to site	43.62769, -116.23902 1386 ft / 0.263 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006400484	
EPA Identifier	110006400484	
Primary Name	ADA CNTY HWY DIST E 37TH	
Address	318 E 37TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	NCDB:I10#198704231711 1, RCRAINFO:IDD099312712	
Program Interests	CESQG, COMPLIANCE ACTIVITY	
Updated On	08-AUG-2010 22:31:32	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

20

Coordinates

Distance to site

43.629234, -116.249333

1404 ft / 0.266 mi W

Info URL

http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110055550746

EPA Identifier

110055550746

Primary Name

JAK'S STRIPPING & REFINISHING

Address

4057 W CHINDEN BLVD

City

GARDEN CITY

County

ADA

State

ID

Zipcode

83714

NAICS Codes

321999, 811420

SIC Codes

7641

SIC Descriptions

REUPHOLSTERY AND FURNITURE REPAIR

Programs

AIR:ID0000001600100034, AIRS/AFS:1600100034, IDDEQ:ID_DEQ_001110, IDDEQ:ID_DEQ_00960, RCRAINFO:IDD981769797

Program Interests

AIR MINOR, CESQG, STATE MASTER

Updated On

09-NOV-2015 13:59:07

Recorded On

04-SEP-2013 15:54:04

NAICS Descriptions

ALL OTHER MISCELLANEOUS WOOD PRODUCT MANUFACTURING., REUPHOLSTERY AND FURNITURE REPAIR.

21

Coordinates

Distance to site

43.62798, -116.23862

1463 ft / 0.277 mi E

Info URL

http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005789272

EPA Identifier

110005789272

Primary Name

ESP INC

Address

317 E 37TH ST

City

GARDEN CITY

County

ADA

State

ID

Zipcode

83714

Programs

RCRAINFO:IDD984674127

Program Interests

CESQG, UNSPECIFIED UNIVERSE

Updated On

08-AUG-2010 22:33:10

Recorded On

01-MAR-2000 00:00:00

22

Coordinates

Distance to site

43.62477, -116.2423

1533 ft / 0.290 mi SE

Info URL

http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110017877092

EPA Identifier

110017877092

Primary Name

HAHNMAN INC DBA IDAHO AUTO SALES

Address

3660 CHINDEN BLVD

City

GARDEN CITY

County

ADA

State

ID

Zipcode

83714

Programs

RCRAINFO:IDR000201749

Program Interests

CESQG

Updated On

29-DEC-2014 13:35:21

Recorded On

29-JUN-2004 11:53:12

US RCRA Generators (CESQG, SQG, LQG)

23	Coordinates Distance to site	43.628298, -116.238195 1556 ft / 0.295 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005785882	
EPA Identifier	110005785882	
Primary Name	ADA CNTY HWY DIST ADAMS	
Address	3730 ADAMS ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD981772965	
Program Interests	CESQG	
Updated On	17-OCT-2017 12:34:03	
Recorded On	01-MAR-2000 00:00:00	
24	Coordinates Distance to site	43.63392, -116.24431 1877 ft / 0.356 mi N
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070225268	
EPA Identifier	110070225268	
Primary Name	ARCADIA PROPERTIES	
Address	412 E 41ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	531312	
Programs	RCRAINFO:IDR000206789	
Program Interests	LQG	
Recorded On	26-APR-2018 13:28:05	
NAICS Descriptions	NONRESIDENTIAL PROPERTY MANAGERS.	
25	Coordinates Distance to site	43.631267, -116.250864 2015 ft / 0.382 mi W
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006851264	
EPA Identifier	110006851264	
Primary Name	SIERRA VIEW REFINERS INC	
Address	107 B E 42ND ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD980979579	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	24-JUN-2016 15:10:55	
Recorded On	01-MAR-2000 00:00:00	
26	Coordinates Distance to site	43.63444, -116.24363 2068 ft / 0.392 mi N
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005788255	
EPA Identifier	110005788255	
Primary Name	YOUNG ELECTRIC SIGN CO	
Address	416 E 41ST ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	335122	
Programs	RCRAINFO:IDD984671453	
Program Interests	CESQG	
Updated On	02-MAR-2012 10:42:52	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	COMMERCIAL, INDUSTRIAL, AND INSTITUTIONAL ELECTRIC LIGHTING FIXTURE MANUFACTURING.	

US RCRA Generators (CESQG, SQG, LQG)

27	Coordinates Distance to site	43.631757, -116.250702 2065 ft / 0.391 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005791269	
EPA Identifier	110005791269	
Primary Name	UNITED PARCEL SERVICE GARDEN CITY	
Address	116 E 42ND ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDR000001750	
Program Interests	CESQG	
Updated On	08-AUG-2010 22:31:00	
Recorded On	01-MAR-2000 00:00:00	
28	Coordinates Distance to site	43.62321, -116.24206 2098 ft / 0.397 mi S
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006850997	
EPA Identifier	110006850997	
Primary Name	MELVA ENGINEERING	
Address	112 W 36TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD009078379	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:35	
Recorded On	01-MAR-2000 00:00:00	
29	Coordinates Distance to site	43.62309, -116.24523 2098 ft / 0.397 mi S
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005782965	
EPA Identifier	110005782965	
Primary Name	R L DRAKE CO	
Address	221 W 37TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD063322036	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:30:02	
Recorded On	01-MAR-2000 00:00:00	
30	Coordinates Distance to site	43.62309, -116.24523 2098 ft / 0.397 mi S
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110043583137	
EPA Identifier	110043583137	
Primary Name	SUPERIOR TRUCK SVC	
Address	221 W 37TH ST STE D	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	811111	
Programs	RCRAINFO:ID0000132308	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	28-MAR-2014 22:48:07	
Recorded On	29-JUN-2011 15:59:16	
NAICS Descriptions	GENERAL AUTOMOTIVE REPAIR.	

US RCRA Generators (CESQG, SQG, LQG)

31	Coordinates Distance to site	43.62309, -116.24523 2098 ft / 0.397 mi S
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110024544199	
EPA Identifier	110024544199	
Primary Name	PC RECYCLERS OF IDAHO	
Address	221 W 37TH ST NO F	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	541519	
Programs	RCRAINFO:IDR000202549	
Program Interests	CESQG, UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 17:18:53	
Recorded On	26-APR-2006 19:34:11	
NAICS Descriptions	OTHER COMPUTER RELATED SERVICES.	
32	Coordinates Distance to site	43.63412, -116.24756 2157 ft / 0.409 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110055641462	
EPA Identifier	110055641462	
Primary Name	MCGUIRE CONSTRUCTION INC	
Address	316 E 42ND ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	ICIS:3400047556, RCRAINFO:IDD009098179	
Program Interests	ENFORCEMENT/COMPLIANCE ACTIVITY, UNSPECIFIED UNIVERSE	
Updated On	22-OCT-2013 14:02:15	
Recorded On	06-SEP-2013 17:04:59	
33	Coordinates Distance to site	43.623758, -116.239441 2198 ft / 0.416 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005791679	
EPA Identifier	110005791679	
Primary Name	ADA TOWING VACANT	
Address	119 E 35TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDR000002352	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:31:23	
Recorded On	01-MAR-2000 00:00:00	
34	Coordinates Distance to site	43.62704, -116.23602 2213 ft / 0.419 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006849786	
EPA Identifier	110006849786	
Primary Name	ADS PARTNERSHIP DAVIS PACKING	
Address	400 E 36TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:ID0000309468	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:29:58	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

35	Coordinates Distance to site	43.622679, -116.241382 2333 ft / 0.442 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005792632	
EPA Identifier	110005792632	
Primary Name	MACS RADIATOR AND REPAIR	
Address	112 W 35TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	811111	
Programs	BR:IDR000200162, RCRAINFO:IDR000200162	
Program Interests	HAZARDOUS WASTE BIENNIAL REPORTER, UNSPECIFIED UNIVERSE	
Updated On	15-DEC-2017 15:19:32	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	GENERAL AUTOMOTIVE REPAIR.	
36	Coordinates Distance to site	43.62309, -116.23994 2341 ft / 0.444 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005781939	
EPA Identifier	110005781939	
Primary Name	GLENN DICK EQUIPMENT CO	
Address	3480 CHINDEN BLVD	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD033937517	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 09:26:22	
Recorded On	01-MAR-2000 00:00:00	
37	Coordinates Distance to site	43.63522, -116.24609 2410 ft / 0.457 mi N
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110041668852	
EPA Identifier	110041668852	
Primary Name	ADAMS ST INVESTMENTS 42ND ST SITE	
Address	415 E 42ND ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	531312	
Programs	RCRAINFO:IDR000204149	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	28-MAR-2014 22:51:08	
Recorded On	02-AUG-2010 17:44:10	
NAICS Descriptions	NONRESIDENTIAL PROPERTY MANAGERS.	
38	Coordinates Distance to site	43.63522, -116.24609 2410 ft / 0.457 mi N
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006400563	
EPA Identifier	110006400563	
Primary Name	R & R SANITATION INC E 42ND	
Address	418 E 42ND ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD984674788	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:28	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

39	Coordinates Distance to site	43.6259, -116.23578 2423 ft / 0.459 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005786319	
EPA Identifier	110005786319	
Primary Name	RIVERSIDE AUTO REFINISHING INC.	
Address	315 E 35TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	811121	
SIC Codes	7532	
SIC Descriptions	TOP, BODY, AND UPHOLSTERY REPAIR SHOPS AND PAINT SHOPS	
Programs	AIR:ID0000001600100247, AIRS/AFS:1600100247, IDDEQ:ID_DEQ_001441, IDDEQ:ID_DEQ_01278, RCRAINFO:IDD984666776	
Program Interests	AIR MINOR, STATE MASTER, UNSPECIFIED UNIVERSE	
Updated On	09-JAN-2015 20:19:16	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	AUTOMOTIVE BODY, PAINT, AND INTERIOR REPAIR AND MAINTENANCE.	
40	Coordinates Distance to site	43.63187, -116.25227 2445 ft / 0.463 mi W
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110002374029	
EPA Identifier	110002374029	
Primary Name	EARL SCHEIB OF IDAHO INC	
Address	4224 CHINDEN BLVD	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714-6392	
NAICS Codes	811121	
SIC Codes	7532	
SIC Descriptions	TOP, BODY, AND UPHOLSTERY REPAIR SHOPS AND PAINT SHOPS	
Programs	AIR:ID0000001600100176, AIRS/AFS:1600100176, IDDEQ:ID_DEQ_000122, IDDEQ:ID_DEQ_00110, RCRAINFO:IDR000200527	
Program Interests	AIR MINOR, CESQG, STATE MASTER	
Updated On	09-JAN-2015 19:10:45	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	AUTOMOTIVE BODY, PAINT, AND INTERIOR REPAIR AND MAINTENANCE.	
41	Coordinates Distance to site	43.63188, -116.25228 2449 ft / 0.464 mi W
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006400493	
EPA Identifier	110006400493	
Primary Name	PROTRAN TRANSMISSION NO 3	
Address	4215 CHINDEN BLVD	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD980979389	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 09:25:52	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

42	Coordinates Distance to site	43.62375, -116.23742 2535 ft / 0.480 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005785221	
EPA Identifier	110005785221	
Primary Name	GREENSPEED PEST & LAWN MGT 34TH	
Address	200 E 34TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD980987267	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:22	
Recorded On	01-MAR-2000 00:00:00	
43	Coordinates Distance to site	43.62409, -116.23683 2561 ft / 0.485 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006400457	
EPA Identifier	110006400457	
Primary Name	NAYLOR AUTO REPAIR	
Address	207 E 34TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	811111	
Programs	RCRAINFO:ID0000032201	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:29:24	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	GENERAL AUTOMOTIVE REPAIR.	
44	Coordinates Distance to site	43.63465, -116.25026 2697 ft / 0.511 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005788629	
EPA Identifier	110005788629	
Primary Name	HITECH IND	
Address	502B E 43RD ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD984672477	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 09:25:58	
Recorded On	01-MAR-2000 00:00:00	
45	Coordinates Distance to site	43.632051, -116.253725 2819 ft / 0.534 mi W
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006851013	
EPA Identifier	110006851013	
Primary Name	MERRY X-RAY	
Address	110 W 43RD ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDR000200436	
Program Interests	TRANSPORTER, UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:32:57	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

46	Coordinates Distance to site	43.63197, -116.25383 2832 ft / 0.536 mi W
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006851344	
EPA Identifier	110006851344	
Primary Name	SYSTEMS AUTO BODY INC	
Address	106 W 43RD ST BLDG C	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD984667063	
Program Interests	CESQG, UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:29:38	
Recorded On	01-MAR-2000 00:00:00	
47	Coordinates Distance to site	43.63178, -116.25408 2865 ft / 0.543 mi W
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005792419	
EPA Identifier	110005792419	
Primary Name	AAA COLLISION REPAIR	
Address	111 W 43RD ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDR000003509	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:32:21	
Recorded On	01-MAR-2000 00:00:00	
48	Coordinates Distance to site	43.62232, -116.2377 2891 ft / 0.548 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005786364	
EPA Identifier	110005786364	
Primary Name	INDEPENDENT AUTO BODY INC	
Address	106 E 33RD ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD984666834	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:34:36	
Recorded On	01-MAR-2000 00:00:00	
49	Coordinates Distance to site	43.62126, -116.23913 3034 ft / 0.575 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110015671218	
EPA Identifier	110015671218	
Primary Name	HORTON FLUID POWER INC	
Address	111 W 33RD ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	333611	
Programs	RCRAINFO:IDR000201434	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	21-SEP-2012 13:51:43	
Recorded On	23-SEP-2003 13:02:16	
NAICS Descriptions	TURBINE AND TURBINE GENERATOR SET UNITS MANUFACTURING.	

US RCRA Generators (CESQG, SQG, LQG)

50	Coordinates Distance to site	43.63352, -116.2546 3278 ft / 0.621 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005782956	
EPA Identifier	110005782956	
Primary Name	MARTINDALES CUSTOM TRUCK	
Address	4376 CHINDEN BLVD	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD063317929	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 09:26:32	
Recorded On	01-MAR-2000 00:00:00	
51	Coordinates Distance to site	43.63466, -116.25364 3318 ft / 0.629 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005791777	
EPA Identifier	110005791777	
Primary Name	SPECIALTY ENVIRONMENTAL SVCS INC 2	
Address	115 E 44TH ST UNIT A	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDR000002535	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 09:26:40	
Recorded On	01-MAR-2000 00:00:00	
52	Coordinates Distance to site	43.63331, -116.25546 3436 ft / 0.651 mi W
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006400572	
EPA Identifier	110006400572	
Primary Name	ID DFG BOISE	
Address	109 W 44TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD984675132	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:45	
Recorded On	01-MAR-2000 00:00:00	
53	Coordinates Distance to site	43.63828, -116.24533 3482 ft / 0.660 mi N
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005785720	
EPA Identifier	110005785720	
Primary Name	ZERO DEFECTS INC	
Address	615 EAST 43RD STREET	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714-4815	
SIC Codes	3679	
SIC Descriptions	ELECTRONIC COMPONENTS, NOT ELSEWHERE CLASSIFIED	
Programs	NCDB:110#19920511RX009 1, RCRAINFO:IDD981768955	
Program Interests	COMPLIANCE ACTIVITY, UNSPECIFIED UNIVERSE	
Updated On	28-MAR-2014 22:50:50	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

54	Coordinates Distance to site	43.61898, -116.24265 3593 ft / 0.681 mi S
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005783483	
EPA Identifier	110005783483	
Primary Name	GEM STATE PEST CONTROL FAIRVIEW	
Address	4917 W FAIRVIEW AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
Programs	RCRAINFO:IDD073108334	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:30:52	
Recorded On	01-MAR-2000 00:00:00	
55	Coordinates Distance to site	43.618992, -116.241784 3619 ft / 0.686 mi S
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110014374881	
EPA Identifier	110014374881	
Primary Name	PETERSON DENTAL LABORATORY	
Address	4818 W FAIRVIEW AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
NAICS Codes	339116	
Programs	RCRAINFO:IDD069806032	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:30:26	
Recorded On	18-MAY-2003 00:57:18	
NAICS Descriptions	DENTAL LABORATORIES.	
56	Coordinates Distance to site	43.638405, -116.248618 3713 ft / 0.703 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005789094	
EPA Identifier	110005789094	
Primary Name	JAYMARK CABINETS INC	
Address	605 E 44TH ST NO 6	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD984673509	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 09:26:42	
Recorded On	01-MAR-2000 00:00:00	
57	Coordinates Distance to site	43.638447, -116.248562 3722 ft / 0.705 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006400518	
EPA Identifier	110006400518	
Primary Name	US EPA MOUNTAIN STATE PLATING INC	
Address	611 E 44TH ST BLDG 5	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD982655433	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 09:25:52	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

58	Coordinates Distance to site	43.63886, -116.24801 3823 ft / 0.724 mi N
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005789076	
EPA Identifier	110005789076	
Primary Name	BRADLEY CUSTOM CABINETS	
Address	601 E 44TH ST NO 1	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	337122	
Programs	RCRAINFO:IDD984673483	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 09:26:42	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	NONUPHOLSTERED WOOD HOUSEHOLD FURNITURE MANUFACTURING.	
59	Coordinates Distance to site	43.63482, -116.25643 3942 ft / 0.747 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110007513994	
EPA Identifier	110007513994	
Primary Name	STERLING BATTERY CO	
Address	4479 CHINDEN BLVD	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	335911	
Programs	RCRAINFO:IDD033943838	
Program Interests	CESQG	
Updated On	29-DEC-2014 09:26:55	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	STORAGE BATTERY MANUFACTURING.	
60	Coordinates Distance to site	43.626779, -116.229345 3950 ft / 0.748 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110064667025	
EPA Identifier	110064667025	
Primary Name	CITY OF BOISE ESTHER SIMPLOT PARK	
Address	625 N WHITEWATER PARK BLVD	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83707	
Programs	RCRAINFO:IDR000206060	
Program Interests	UNSPECIFIED UNIVERSE	
Recorded On	27-AUG-2015 18:37:41	
61	Coordinates Distance to site	43.63568, -116.25567 3968 ft / 0.752 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110055077713	
EPA Identifier	110055077713	
Primary Name	GEM STATE ELECTRIC	
Address	112 E 45TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDR000204834	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	28-MAR-2014 22:47:23	
Recorded On	25-FEB-2013 10:29:36	

US RCRA Generators (CESQG, SQG, LQG)

62	Coordinates Distance to site	43.639678, -116.243033 3985 ft / 0.755 mi N
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110000916135	
EPA Identifier	110000916135	
Primary Name	LANDER STREET WWTP	
Address	790 N LANDER ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83703	
NAICS Codes	221320, 562219	
SIC Codes	4952	
SIC Descriptions	SEWERAGE SYSTEMS	
Programs	AIR:ID0000001600100120, AIRS/AFS:1600100120, IDDEQ:ID_DEQ_000457, IDDEQ:ID_DEQ_00418, NPDES:ID0020443, RCRAINFO:IDD000641514	
Program Interests	AIR MINOR, BIOSOLIDS, ICIS-NPDES MAJOR, NPDES PRETREATMENT PROGRAM, POTW, STATE MASTER, UNSPECIFIED UNIVERSE	
Updated On	22-AUG-2017 12:42:09	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	OTHER NONHAZARDOUS WASTE TREATMENT AND DISPOSAL., SEWAGE TREATMENT FACILITIES.	
63	Coordinates Distance to site	43.619008, -116.251848 4115 ft / 0.780 mi SW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110001851559	
EPA Identifier	110001851559	
Primary Name	MCRAES CLEANERS FAIRVIEW	
Address	5612 W FAIRVIEW AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
Programs	RCRAINFO:IDD980985808	
Program Interests	CESQG	
Updated On	08-AUG-2010 22:33:06	
Recorded On	01-MAR-2000 00:00:00	
64	Coordinates Distance to site	43.61754, -116.24683 4164 ft / 0.789 mi S
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005790082	
EPA Identifier	110005790082	
Primary Name	JOHN H HARLAND CO	
Address	5253 KENDALL ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
Programs	RCRAINFO:IDD984675595	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:34:03	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

65	Coordinates Distance to site	43.638985, -116.251189 4173 ft / 0.790 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110000700135	
EPA Identifier	110000700135	
Primary Name	SAFETY-KLEEN CORP 1-183-08 OB	
Address	514 E 45TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	561499	
Programs	RCRAINFO:IDD000712026	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	24-SEP-2014 00:45:36	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	ALL OTHER BUSINESS SUPPORT SERVICES.	
66	Coordinates Distance to site	43.638985, -116.251189 4173 ft / 0.790 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006850933	
EPA Identifier	110006850933	
Primary Name	HI MICRO TOOL CORP	
Address	514 E 45TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD064563828	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	02-DEC-2010 15:57:11	
Recorded On	01-MAR-2000 00:00:00	
67	Coordinates Distance to site	43.63533, -116.25714 4201 ft / 0.796 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110044969870	
EPA Identifier	110044969870	
Primary Name	MACS RADIATOR & REPAIR INC GC 2	
Address	4500 W CHINDEN BLVD	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	811118	
Programs	RCRAINFO:IDR000204826	
Program Interests	CESQG	
Updated On	28-MAR-2014 22:47:22	
Recorded On	20-MAR-2012 16:14:28	
NAICS Descriptions	OTHER AUTOMOTIVE MECHANICAL AND ELECTRICAL REPAIR AND MAINTENANCE.	
68	Coordinates Distance to site	43.61901, -116.25273 4236 ft / 0.802 mi SW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110022435382	
EPA Identifier	110022435382	
Primary Name	BAIRDS DRY CLEANERS FAIRVIEW	
Address	5702 W FAIRVIEW AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
Programs	RCRAINFO:IDR000202259	
Program Interests	CESQG	
Updated On	20-MAR-2012 13:23:42	
Recorded On	06-JUL-2005 09:52:05	

US RCRA Generators (CESQG, SQG, LQG)

69	Coordinates Distance to site	43.63939, -116.25063 4243 ft / 0.804 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005784384	
EPA Identifier	110005784384	
Primary Name	METALCRAFT INC E 45TH	
Address	504 E 45TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD153968540	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:32:10	
Recorded On	01-MAR-2000 00:00:00	
70	Coordinates Distance to site	43.63964, -116.25029 4291 ft / 0.813 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110000888488	
EPA Identifier	110000888488	
Primary Name	LYNN INDUSTRIAL COATINGS	
Address	512 E 45TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	332812, 332813	
SIC Codes	3471, 3479	
SIC Descriptions	COATING, ENGRAVING, AND ALLIED SERVICES, NOT ELSEWHERE CLASSIFIED, ELECTROPLATING, PLATING, POLISHING, ANODIZING, AND COLORING	
Programs	AIR:ID0000001600100207, AIRS/AFS:1600100207, BR:IDD037780186, ECRM:299, IDDEQ:ID_DEQ_000055, IDDEQ:ID_DEQ_00051, NCDB:I10#19900328AX001 1, NCDB:I10#1999092919198 1, NCDB:I10#1999092919198 2, NCDB:I10#1999092919198 3, RCRAINFO:IDD037780186, TRIS:83714LYNNN512EA	
Program Interests	AIR MINOR, CLOSED CRIMINAL ENFORCEMENT CASE, COMPLIANCE ACTIVITY, HAZARDOUS WASTE BIENNIAL REPORTER, STATE MASTER, TRI REPORTER, UNSPECIFIED UNIVERSE	
Updated On	04-MAR-2016 14:52:22	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	ELECTROPLATING, PLATING, POLISHING, ANODIZING, AND COLORING., METAL COATING, ENGRAVING (EXCEPT JEWELRY AND SILVERWARE), AND ALLIED SERVICES TO MANUFACTURERS.	
71	Coordinates Distance to site	43.617567, -116.24937 4324 ft / 0.819 mi SW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005789352	
EPA Identifier	110005789352	
Primary Name	LITHOGRAPHICS INC	
Address	5441 KENDALL ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
Programs	RCRAINFO:IDD984674291	
Program Interests	CESQG	
Updated On	08-AUG-2010 22:33:11	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

72	Coordinates Distance to site	43.62538, -116.228074 4397 ft / 0.833 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005779443	
EPA Identifier	110005779443	
Primary Name	QUINN ROBBINS CO INC	
Address	3017 MADISON AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83702	
Programs	RCRAINFO:ID0000020248	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:34:29	
Recorded On	01-MAR-2000 00:00:00	
73	Coordinates Distance to site	43.64017, -116.24956 4403 ft / 0.834 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006400545	
EPA Identifier	110006400545	
Primary Name	VISIONS AUTO BODY INC	
Address	602 E 45TH	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD984673079	
Program Interests	CESQG	
Updated On	29-DEC-2014 09:25:52	
Recorded On	01-MAR-2000 00:00:00	
74	Coordinates Distance to site	43.61901, -116.25407 4438 ft / 0.841 mi SW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005787513	
EPA Identifier	110005787513	
Primary Name	CHEVRON USA INC SS 90145	
Address	5800 W FAIRVIEW AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83704	
Programs	RCRAINFO:IDD984668988	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:31:14	
Recorded On	01-MAR-2000 00:00:00	
75	Coordinates Distance to site	43.62006, -116.23201 4497 ft / 0.852 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110024248679	
EPA Identifier	110024248679	
Primary Name	MCDONALD WATKINS	
Address	2198 GARDEN ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706-2427	
NAICS Codes	811111	
Programs	BR:IDR000202424, RCRAINFO:IDR000202424	
Program Interests	HAZARDOUS WASTE BIENNIAL REPORTER, UNSPECIFIED UNIVERSE	
Updated On	15-SEP-2010 04:17:54	
Recorded On	09-JAN-2006 17:31:06	
NAICS Descriptions	GENERAL AUTOMOTIVE REPAIR.	

US RCRA Generators (CESQG, SQG, LQG)

76	Coordinates Distance to site	43.63916, -116.23408 4612 ft / 0.874 mi NE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005787041	
EPA Identifier	110005787041	
Primary Name	JIFFY LUBE 2317	
Address	3606 W STATE ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83703	
NAICS Codes	811191	
Programs	RCRAINFO:IDD984667923	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	02-DEC-2010 16:14:06	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	AUTOMOTIVE OIL CHANGE AND LUBRICATION SHOPS.	
77	Coordinates Distance to site	43.62025, -116.25696 4614 ft / 0.874 mi SW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110067547952	
EPA Identifier	110067547952	
Primary Name	SUEZ WATER IDAHO	
Address	1770 N FISK ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83704	
Programs	RCRAINFO:IDR000206276	
Program Interests	UNSPECIFIED UNIVERSE	
Recorded On	29-APR-2016 12:48:25	
78	Coordinates Distance to site	43.63641, -116.23001 4636 ft / 0.878 mi NE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005785105	
EPA Identifier	110005785105	
Primary Name	ID TRANS DEPT HQ MATERIALS LAB	
Address	3311 W STATE ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83703	
Programs	RCRAINFO:IDD980985907	
Program Interests	CESQG	
Updated On	08-AUG-2010 22:33:06	
Recorded On	01-MAR-2000 00:00:00	
79	Coordinates Distance to site	43.63943, -116.25409 4703 ft / 0.891 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005785702	
EPA Identifier	110005785702	
Primary Name	AAA-1 ENTERPRISES	
Address	512C E 46TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD981768096	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:42	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

80	Coordinates Distance to site	43.62101, -116.22976 4719 ft / 0.894 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005782000	
EPA Identifier	110005782000	
Primary Name	LITHIA FORD OF BOISE	
Address	3150 W MAIN ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83702	
NAICS Codes	811118	
Programs	RCRAINFO:IDD033942780	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:55	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	OTHER AUTOMOTIVE MECHANICAL AND ELECTRICAL REPAIR AND MAINTENANCE.	
81	Coordinates Distance to site	43.640249, -116.253004 4806 ft / 0.910 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110014460127	
EPA Identifier	110014460127	
Primary Name	ANODIZERS INC	
Address	515 E 46TH ST # 25	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	332813	
Programs	RCRAINFO:IDR000201194	
Program Interests	CESQG	
Updated On	29-DEC-2014 12:29:23	
Recorded On	01-JUL-2003 18:31:09	
NAICS Descriptions	ELECTROPLATING, PLATING, POLISHING, ANODIZING, AND COLORING.	
82	Coordinates Distance to site	43.64058, -116.25256 4856 ft / 0.920 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070207185	
EPA Identifier	110070207185	
Primary Name	ANODIZERS INC	
Address	504 E 46TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	332813	
Programs	OSHA-OIS:340126887, RCRAINFO:IDR000206771	
Program Interests	LQG, OSHA ESTABLISHMENT	
Recorded On	16-MAR-2018 16:32:30	
NAICS Descriptions	ELECTROPLATING, PLATING, POLISHING, ANODIZING, AND COLORING.	

US RCRA Generators (CESQG, SQG, LQG)

83	Coordinates Distance to site	43.64103, -116.23682 4860 ft / 0.920 mi NE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110024544304	
EPA Identifier	110024544304	
Primary Name	KELLY MOORE PAINT CO INC BOISE STATE	
Address	3816 W STATE ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83703	
Programs	RCRAINFO:IDR000202598	
Program Interests	CESQG	
Updated On	08-AUG-2010 22:34:25	
Recorded On	26-APR-2006 19:34:15	
84	Coordinates Distance to site	43.64076, -116.25232 4885 ft / 0.925 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005789085	
EPA Identifier	110005789085	
Primary Name	COLOR CRAFT PAINTING INC	
Address	505 E 46TH ST NO 18	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD984673491	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 09:26:42	
Recorded On	01-MAR-2000 00:00:00	
85	Coordinates Distance to site	43.64076, -116.25232 4885 ft / 0.925 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005792204	
EPA Identifier	110005792204	
Primary Name	QUALI-T FURNITURE STRIPPING	
Address	505 E 46TH ST NO 24	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDR000003210	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 09:26:34	
Recorded On	01-MAR-2000 00:00:00	
86	Coordinates Distance to site	43.63387, -116.261281 4914 ft / 0.931 mi W
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005780217	
EPA Identifier	110005780217	
Primary Name	RHINO GRAPHICS	
Address	6415 USTICK RD	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83704	
Programs	RCRAINFO:ID0000466284	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:30:25	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

87	Coordinates	43.62158, -116.22831
	Distance to site	4916 ft / 0.931 mi SE
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110043632904
EPA Identifier		110043632904
Primary Name		TARGET BUICK SUBARU SAAB
Address		3003 W MAIN ST
City		BOISE
County		ADA
State		ID
Zipcode		83702
Programs		RCRAINFO:IDD980981534
Program Interests		UNSPECIFIED UNIVERSE
Updated On		28-MAR-2014 22:49:46
Recorded On		11-JUL-2011 12:50:16

88	Coordinates	43.63387, -116.26133
	Distance to site	4925 ft / 0.933 mi W
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005790162
EPA Identifier		110005790162
Primary Name		A & G UPHOLSTERY
Address		6419 USTICK RD
City		BOISE
County		ADA
State		ID
Zipcode		83704-6157
Programs		RCRAINFO:IDR000000042
Program Interests		UNSPECIFIED UNIVERSE
Updated On		17-OCT-2017 12:34:40
Recorded On		01-MAR-2000 00:00:00

89	Coordinates	43.63435, -116.22698
	Distance to site	4944 ft / 0.936 mi E
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005787862
EPA Identifier		110005787862
Primary Name		M & M ENTERPRISES STATE CONOCO
Address		3159 W STATE ST
City		BOISE
County		ADA
State		ID
Zipcode		83703
Programs		RCRAINFO:IDD984669754
Program Interests		UNSPECIFIED UNIVERSE
Updated On		08-AUG-2010 22:31:35
Recorded On		01-MAR-2000 00:00:00

90	Coordinates	43.615215, -116.244819
	Distance to site	4951 ft / 0.938 mi S
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110014374621
EPA Identifier		110014374621
Primary Name		EVERGREEN ENVIRONMENTAL GROUP INC
Address		5100 IRVING ST
City		BOISE
County		ADA
State		ID
Zipcode		83706
Programs		RCRAINFO:IDD984674804
Program Interests		UNSPECIFIED UNIVERSE
Updated On		08-AUG-2010 22:33:29
Recorded On		18-MAY-2003 00:55:34

US RCRA Generators (CESQG, SQG, LQG)

91	Coordinates Distance to site	43.61522, -116.24481 4949 ft / 0.937 mi S
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005780645	
EPA Identifier	110005780645	
Primary Name	K C SUPPLY CO	
Address	5103 IRVING ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706-1207	
Programs	RCRAINFO:ID0001017474	
Program Interests	CESQG	
Updated On	17-OCT-2017 12:34:11	
Recorded On	01-MAR-2000 00:00:00	
92	Coordinates Distance to site	43.64116, -116.25179 4957 ft / 0.939 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110002136545	
EPA Identifier	110002136545	
Primary Name	MARAVIA CORPORATION	
Address	511 E 46TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	326299, 336612	
SIC Codes	3732	
SIC Descriptions	BOAT BUILDING AND REPAIRING	
Programs	RCRAINFO:IDD161270855, TRIS:83714MRVCR511E4	
Program Interests	TRI REPORTER, UNSPECIFIED UNIVERSE	
Updated On	11-FEB-2016 11:53:50	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	ALL OTHER RUBBER PRODUCT MANUFACTURING., BOAT BUILDING.	
93	Coordinates Distance to site	43.64118, -116.25177 4962 ft / 0.940 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110014374569	
EPA Identifier	110014374569	
Primary Name	TIMBERLINE HOMES INC	
Address	516 E 46TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	321992	
Programs	RCRAINFO:IDD072983596	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:30:49	
Recorded On	18-MAY-2003 00:55:15	
NAICS Descriptions	PREFABRICATED WOOD BUILDING MANUFACTURING.	

US RCRA Generators (CESQG, SQG, LQG)

94	Coordinates Distance to site	43.61913, -116.23081 4961 ft / 0.940 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005785230	
EPA Identifier	110005785230	
Primary Name	IDAHO MARINE	
Address	4000 W FAIRVIEW AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
Programs	RCRAINFO:IDD980987275	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	27-AUG-2015 16:25:54	
Recorded On	01-MAR-2000 00:00:00	
95	Coordinates Distance to site	43.61907, -116.25722 4963 ft / 0.940 mi SW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005788567	
EPA Identifier	110005788567	
Primary Name	BOISE MUFFLER	
Address	6100 W FAIRVIEW AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83704	
Programs	RCRAINFO:IDD984672394	
Program Interests	CESQG	
Updated On	08-AUG-2010 22:32:32	
Recorded On	01-MAR-2000 00:00:00	
96	Coordinates Distance to site	43.61522, -116.2462 4978 ft / 0.943 mi S
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005783170	
EPA Identifier	110005783170	
Primary Name	KENNYS ROD SHOP FABRICATION DIVISION	
Address	5207 IRVING ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706-1209	
NAICS Codes	811121	
Programs	RCRAINFO:IDD070541016	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	17-OCT-2017 12:34:24	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	AUTOMOTIVE BODY, PAINT, AND INTERIOR REPAIR AND MAINTENANCE.	
97	Coordinates Distance to site	43.640718, -116.234224 5069 ft / 0.960 mi NE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005789717	
EPA Identifier	110005789717	
Primary Name	ADA CNTY HWY DIST ANDERSON	
Address	3611-3617 ANDERSON ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83703	
Programs	RCRAINFO:IDD984674937	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:43	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

98	Coordinates Distance to site	43.61934, -116.229735 5113 ft / 0.968 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005785114	
EPA Identifier	110005785114	
Primary Name	WESTERN STATES EQUIPMENT FAIRVIEW AVE	
Address	4009 W FAIRVIEW AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
Programs	RCRAINFO:IDD980986053	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:07	
Recorded On	01-MAR-2000 00:00:00	
99	Coordinates Distance to site	43.63387, -116.262332 5171 ft / 0.980 mi W
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005779559	
EPA Identifier	110005779559	
Primary Name	FORMAL AND BRIDAL CTR	
Address	6501 USTICK RD	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83704	
Programs	RCRAINFO:ID0000083386	
Program Interests	CESQG	
Updated On	08-AUG-2010 22:29:26	
Recorded On	01-MAR-2000 00:00:00	
100	Coordinates Distance to site	43.61521, -116.24978 5175 ft / 0.980 mi SW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110002136527	
EPA Identifier	110002136527	
Primary Name	NAGEL BEVERAGE CO	
Address	5465 W IRVING ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
NAICS Codes	312111	
SIC Codes	2086	
SIC Descriptions	BOTTLED AND CANNED SOFT DRINKS AND CARBONATED WATERS	
Programs	NCDB:110#19960815AX002 1, RCRAINFO:IDD984674754, TRIS:83706NGLBV5465I	
Program Interests	COMPLIANCE ACTIVITY, TRI REPORTER, UNSPECIFIED UNIVERSE	
Updated On	05-FEB-2016 14:15:31	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	SOFT DRINK MANUFACTURING.	
101	Coordinates Distance to site	43.643, -116.24232 5208 ft / 0.986 mi N
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005785551	
EPA Identifier	110005785551	
Primary Name	GREENSPEED PEST & LAWN MGTGARNET	
Address	4127 GARNET ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83703	
Programs	RCRAINFO:IDD981765415	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:39	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

102	Coordinates Distance to site	43.643, -116.24232 5208 ft / 0.986 mi N
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006851380	
EPA Identifier	110006851380	
Primary Name	US EPA GREENSPEED SUPERFUND SITE	
Address	4127 GARNET ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83703	
Programs	RCRAINFO:IDD981773104	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:59	
Recorded On	01-MAR-2000 00:00:00	
103	Coordinates Distance to site	43.63732, -116.25995 5228 ft / 0.990 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005784179	
EPA Identifier	110005784179	
Primary Name	TREASURE VALLEY HOMES INC	
Address	4665 CHINDEN BLVD	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	RCRAINFO:IDD122730633	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 09:26:21	
Recorded On	01-MAR-2000 00:00:00	
104	Coordinates Distance to site	43.62802, -116.22425 5235 ft / 0.992 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005792794	
EPA Identifier	110005792794	
Primary Name	ALBERTSONS 8110	
Address	2700 REGAN AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83702	
Programs	RCRAINFO:IDR000200378	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	29-DEC-2014 09:25:58	
Recorded On	01-MAR-2000 00:00:00	
105	Coordinates Distance to site	43.64211, -116.2539 5515 ft / 1.045 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005788834	
EPA Identifier	110005788834	
Primary Name	PICK-A-PART JALOPY JUNGLE	
Address	520 E 47TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
Programs	NPDES:IDU000493, RCRAINFO:IDD984673004	
Program Interests	ICIS-NPDES UNPERMITTED, STORM WATER INDUSTRIAL, UNSPECIFIED UNIVERSE	
Updated On	17-OCT-2017 12:33:48	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

106	Coordinates Distance to site	43.61535, -116.25365 5515 ft / 1.045 mi SW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005781494	
EPA Identifier	110005781494	
Primary Name	IDAHO STATESMAN (THE)	
Address	1200 N CURTIS RD	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
Programs	RCRAINFO:IDD006536346	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:19	
Recorded On	01-MAR-2000 00:00:00	
107	Coordinates Distance to site	43.620059, -116.261129 5518 ft / 1.045 mi SW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005783045	
EPA Identifier	110005783045	
Primary Name	B & K FABRICATORS	
Address	1709 S LIBERTY ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83709	
NAICS Codes	332312	
Programs	RCRAINFO:IDD067969220	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:30:25	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	FABRICATED STRUCTURAL METAL MANUFACTURING.	
108	Coordinates Distance to site	43.6202, -116.22547 5819 ft / 1.102 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005781555	
EPA Identifier	110005781555	
Primary Name	ROUNDTREE CHEVROLET	
Address	2800 W FAIRVIEW AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83702	
Programs	RCRAINFO:IDD007978059	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	27-NOV-2013 12:58:52	
Recorded On	01-MAR-2000 00:00:00	
109	Coordinates Distance to site	43.619743, -116.225048 6003 ft / 1.137 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005785873	
EPA Identifier	110005785873	
Primary Name	ID TRANS DEPT FLETCHER FOSTER SITE	
Address	2811 FLETCHER ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83702	
Programs	RCRAINFO:IDD981772270	
Program Interests	UNSPECIFIED UNIVERSE	
Updated On	08-AUG-2010 22:33:59	
Recorded On	01-MAR-2000 00:00:00	

US RCRA Generators (CESQG, SQG, LQG)

110

Coordinates

43.640578, -116.260438

Distance to site

6103 ft / 1.156 mi NW

Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110006851415
EPA Identifier	110006851415
Primary Name	VALLEY CRANKSHAFT
Address	4911 BRADLEY ST
City	GARDEN CITY
County	ADA
State	ID
Zipcode	83714
NAICS Codes	811111
Programs	RCRAINFO:IDR000200469
Program Interests	CESQG
Updated On	08-AUG-2010 22:32:58
Recorded On	01-MAR-2000 00:00:00
NAICS Descriptions	GENERAL AUTOMOTIVE REPAIR.

This database returned 1 result for your area



US ACRES (Brownfields)

1	Coordinates Distance to site	43.6218, -116.22678 5222 ft / 0.989 mi E
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110064565830
EPA Identifier		110064565830
Primary Name		COB 3
Address		2901 W. MAIN ST.
City		BOISE
County		ADA
State		ID
Zipcode		83702
Programs		ACRES:178223
Program Interests		BROWNFIELDS PROPERTY
Updated On		08-SEP-2016 11:42:00
Recorded On		06-AUG-2015 15:00:30
2	Coordinates Distance to site	43.62181, -116.2257 5471 ft / 1.036 mi E
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110064565821
EPA Identifier		110064565821
Primary Name		COB 2
Address		2811 W. MAIN ST.
City		BOISE
County		ADA
State		ID
Zipcode		83702
Programs		ACRES:178222
Program Interests		BROWNFIELDS PROPERTY
Updated On		08-SEP-2016 11:42:00
Recorded On		06-AUG-2015 15:00:29
3	Coordinates Distance to site	43.6202, -116.22547 5819 ft / 1.102 mi SE
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110064565769
EPA Identifier		110064565769
Primary Name		COB 1
Address		2800 W. FAIRVIEW AVENUE
City		BOISE
County		ADA
State		ID
Zipcode		83702
Programs		ACRES:178221
Program Interests		BROWNFIELDS PROPERTY
Updated On		08-SEP-2016 11:42:00
Recorded On		06-AUG-2015 15:00:21
4	Coordinates Distance to site	43.61958, -116.2254 5959 ft / 1.129 mi SE
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110018942929
EPA Identifier		110018942929
Primary Name		GOODMAN OIL
Address		2850 W FLETCHER ST
City		BOISE
County		ADA
State		ID
Zipcode		83702
Programs		ACRES:111403, ICIS:6684523
Program Interests		BROWNFIELDS PROPERTY, ENFORCEMENT/COMPLIANCE ACTIVITY
Updated On		30-SEP-2016 18:07:33
Recorded On		17-NOV-2004 06:57:17

This database returned 29 results for your area



US NPDES

1	Coordinates	43.62703, -116.2432
	Distance to site	676 ft / 0.128 mi SE
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070216036
EPA Identifier		110070216036
Primary Name		38TH STREET WAREHOUSE
Address		112 E 38TH ST
City		GARDEN CITY
State		ID
Zipcode		83714
Programs		NPDES:IDR10010G
Program Interests		ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On		06-APR-2018 14:32:06
2	Coordinates	43.63143, -116.24427
	Distance to site	969 ft / 0.184 mi N
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070231269
EPA Identifier		110070231269
Primary Name		40TH STREET COTTAGES
Address		309 E. 40TH STREET
City		GARDEN CITY
County		ADA COUNTY
State		ID
Zipcode		83714
Programs		NPDES:IDR10012O
Program Interests		ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On		11-MAY-2018 10:20:28
3	Coordinates	43.62917, -116.23964
	Distance to site	1173 ft / 0.222 mi E
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070047399
EPA Identifier		110070047399
Primary Name		2017 RESIDENTIAL CAPITAL MAINTENANCE
Address		3775 N ADAMS
City		GARDEN CITY
State		ID
Zipcode		83714
Programs		NPDES:IDR10001L
Program Interests		ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On		11-APR-2017 15:37:11
4	Coordinates	43.62769, -116.23902
	Distance to site	1386 ft / 0.263 mi E
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110045491678
EPA Identifier		110045491678
Primary Name		ADA COUNTY HIGHWAY DISTRICT
Address		318 E 37TH ST
City		GARDEN CITY
County		ADA
State		ID
Zipcode		83714
SIC Codes		9199
SIC Descriptions		GENERAL GOVERNMENT, NOT ELSEWHERE CLASSIFIED
Programs		NPDES:IDS028185
Program Interests		ICIS-NPDES NON-MAJOR, PHASE II MS4
Updated On		26-FEB-2016 10:41:00
Recorded On		10-MAY-2012 15:27:06

US NPDES

5

Coordinates
Distance to site

43.631634, -116.240092
1475 ft / 0.280 mi NE

Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070366893
EPA Identifier	110070366893
Primary Name	HERON PARK REDEVELOPMENT
Address	3901 N. REED ST.
City	GARDEN CITY
State	ID
Zipcode	83715
Programs	NPDES:IDR1001DZ
Program Interests	NPDES PERMIT, STORM WATER CONSTRUCTION
Recorded On	05-OCT-2018 17:18:19

6

Coordinates
Distance to site

43.629583, -116.238528
1487 ft / 0.282 mi E

Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110063648389
EPA Identifier	110063648389
Primary Name	BOISE MS4, CITY OF
Address	PUBLIC WORKS DEPT
City	BOISE
County	ADA
State	ID
Zipcode	837010500
NAICS Codes	221320, 924110
SIC Codes	4952, 4959, 9199, 9511
SIC Descriptions	AIR AND WATER RESOURCE AND SOLID WASTE MANAGEMENT, GENERAL GOVERNMENT, NOT ELSEWHERE CLASSIFIED, SANITARY SERVICES, NOT ELSEWHERE CLASSIFIED, SEWERAGE SYSTEMS
Programs	NPDES:IDS027561
Program Interests	ICIS-NPDES MAJOR, PHASE I MS4
Updated On	07-OCT-2015 14:04:04
Recorded On	11-FEB-2015 17:15:13
NAICS Descriptions	ADMINISTRATION OF AIR AND WATER RESOURCE AND SOLID WASTE MANAGEMENT PROGRAMS., SEWAGE TREATMENT FACILITIES.

7

Coordinates
Distance to site

43.631757, -116.250702
2065 ft / 0.391 mi NW

Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110067238000
EPA Identifier	110067238000
Primary Name	UPS-BOISE HUB
Address	116 E 42ND STREET
City	BOISE
County	ADA
State	ID
Zipcode	83714
SIC Codes	4215
SIC Descriptions	COURIER SERVICES, EXCEPT BY AIR
Programs	NPDES:IDR053171, NPDES:IDR053172
Program Interests	ICIS-NPDES NON-MAJOR, STORM WATER INDUSTRIAL
Updated On	05-JUL-2016 12:18:17
Recorded On	05-FEB-2016 10:15:24

US NPDES

8

Coordinates
Distance to site

43.63448, -116.24708
2228 ft / 0.422 mi NW

Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070065510
EPA Identifier	110070065510
Primary Name	PARKWAY STATION
Address	ADAMS & 42ND STREET
City	GARDEN CITY
County	ADA COUNTY
State	ID
Zipcode	83714
Programs	NPDES:IDR1000CV
Program Interests	ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On	02-JUN-2017 14:49:46

9

Coordinates
Distance to site

43.6273, -116.2357
2270 ft / 0.430 mi E

Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070065405
EPA Identifier	110070065405
Primary Name	BRIDGE TOWNHOMES
Address	INTERSECTION OF N. PROSPECT WAY & N. ADAMS ST.
City	GARDEN CITY
County	ADA COUNTY
State	ID
Zipcode	83714
Programs	NPDES:IDR100090
Program Interests	ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On	02-JUN-2017 14:49:34

10

Coordinates
Distance to site

43.63487, -116.24656
2319 ft / 0.439 mi N

Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070230943
EPA Identifier	110070230943
Primary Name	PARKWAY 405
Address	405 E. 42ND STREET
City	GARDEN CITY
State	ID
Zipcode	83714
Programs	NPDES:IDR100144
Program Interests	ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On	11-MAY-2018 10:17:24

11

Coordinates
Distance to site

43.6217, -116.2447
2587 ft / 0.490 mi S

Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070154705
EPA Identifier	110070154705
Primary Name	SETTLER'S IRRIGATION CANAL
Address	265 W. 36TH STREET
City	GARDEN CITY
County	ADA COUNTY
State	ID
Zipcode	83714
Programs	NPDES:IDR1000UD
Program Interests	NPDES PERMIT, STORM WATER CONSTRUCTION
Recorded On	05-JAN-2018 14:48:00

US NPDES

12	Coordinates Distance to site	43.6355, -116.2409 2589 ft / 0.490 mi NE
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070161229
EPA Identifier		110070161229
Primary Name		STATE ST & VETERANS MEMORIAL PARKWAY
Address		STATE & VETERANS
City		BOISE
County		ADA COUNTY
State		ID
Zipcode		83703
Programs		NPDES:IDR1000VF
Program Interests		ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On		02-FEB-2018 16:56:55
13	Coordinates Distance to site	43.6365, -116.2396 3052 ft / 0.578 mi NE
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070145529
EPA Identifier		110070145529
Primary Name		BOISE RIVER BANK REPAIRS
Address		701-771 N STILSON RD
City		BOISE
State		ID
Zipcode		83703
Programs		NPDES:IDR1000SN, NPDES:IDR1000ST
Program Interests		ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On		03-DEC-2017 08:03:31
14	Coordinates Distance to site	43.63703, -116.24703 3111 ft / 0.589 mi N
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070163975
EPA Identifier		110070163975
Primary Name		TWOTOWN PARKWAY SUBDIVISION NO. 2
Address		507 E. 43RD ST.
City		GARDEN CITY
County		ADA COUNTY
State		ID
Zipcode		83714
Programs		NPDES:IDR1000W9
Program Interests		ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On		02-FEB-2018 18:56:01
15	Coordinates Distance to site	43.6372, -116.2459 3110 ft / 0.589 mi N
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070134879
EPA Identifier		110070134879
Primary Name		FUTURE PUBLIC SCHOOL
Address		511 E. 43RD ST.
City		GARDEN CITY
State		ID
Zipcode		83714
Programs		NPDES:IDR1000RL
Program Interests		NPDES PERMIT, STORM WATER CONSTRUCTION
Recorded On		03-NOV-2017 13:42:00

US NPDES

16	Coordinates Distance to site	43.63737, -116.24657 3204 ft / 0.607 mi N
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070047396	
EPA Identifier	110070047396	
Primary Name	TWOTOWN PARKWAY SUBDIVISION NO. 2/PARKWAY AT 43RD	
Address	511 E. 43RD ST	
City	GARDEN CITY	
State	ID	
Zipcode	83714	
Programs	NPDES:IDR10001H	
Program Interests	ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION	
Recorded On	11-APR-2017 15:37:11	
17	Coordinates Distance to site	43.63337, -116.25439 3202 ft / 0.607 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070047402	
EPA Identifier	110070047402	
Primary Name	ADVANCED AUTO PARTS	
Address	4379 W. CHINDEN BLVD.	
City	GARDEN CITY	
State	ID	
Zipcode	83714	
Programs	NPDES:IDR10001P	
Program Interests	ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION	
Recorded On	11-APR-2017 15:37:11	
18	Coordinates Distance to site	43.627013, -116.230148 3727 ft / 0.706 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070264291	
EPA Identifier	110070264291	
Primary Name	J.A. AND KATHRYN ALBERTSON FAMILY FOUNDATION BOISE WHITEWATER PARK PHASE 2	
Address	3206 PLEASANTON AVE.	
City	BOISE	
State	ID	
Zipcode	83706	
Programs	NPDES:IDR1001BY, NPDES:IDR1001C6	
Program Interests	ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION	
Recorded On	09-SEP-2018 09:49:00	
19	Coordinates Distance to site	43.626779, -116.229345 3950 ft / 0.748 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110064411417	
EPA Identifier	110064411417	
Primary Name	MCMILLEN JACOBS ASSOCIATES - ESTHER SIMPLOT PARK	
Address	625 N WHITEWATER PARK BLVD	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83702	
NAICS Codes	237990, 324121, 327320	
SIC Codes	1629, 2951, 3273	
SIC Descriptions	ASPHALT PAVING MIXTURES AND BLOCKS, HEAVY CONSTRUCTION, NOT ELSEWHERE CLASSIFIED, READY-MIXED CONCRETE	
Programs	NPDES:IDG911007, NPDES:IDR12FM97	
Program Interests	ICIS-NPDES MINOR, ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION	
Updated On	01-APR-2016 18:53:52	
Recorded On	05-JUN-2015 12:51:26	
NAICS Descriptions	ASPHALT PAVING MIXTURE AND BLOCK MANUFACTURING., OTHER HEAVY AND CIVIL ENGINEERING CONSTRUCTION., READY-MIX CONCRETE MANUFACTURING.	

US NPDES

20	Coordinates	43.63641, -116.25467
	Distance to site	3951 ft / 0.748 mi NW
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070377583
EPA Identifier		110070377583
Primary Name		NEW OFFICE AND SHOP FOR KMD MECHANICAL
Address		202 E. 45TH ST.
City		GARDEN CITY
State		ID
Zipcode		83714
Programs		NPDES:IDR1001EA
Program Interests		NPDES PERMIT, STORM WATER CONSTRUCTION
Recorded On		05-OCT-2018 19:37:51
21	Coordinates	43.639678, -116.243033
	Distance to site	3985 ft / 0.755 mi N
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110000916135
EPA Identifier		110000916135
Primary Name		LANDER STREET WWTP
Address		790 N LANDER ST
City		BOISE
County		ADA
State		ID
Zipcode		83703
NAICS Codes		221320, 562219
SIC Codes		4952
SIC Descriptions		SEWERAGE SYSTEMS
Programs		AIR:ID0000001600100120, AIRS/AFS:1600100120, IDDEQ:ID_DEQ_000457, IDDEQ:ID_DEQ_00418, NPDES:ID0020443, RCRAINFO:IDD000641514
Program Interests		AIR MINOR, BIOSOLIDS, ICIS-NPDES MAJOR, NPDES PRETREATMENT PROGRAM, POTW, STATE MASTER, UNSPECIFIED UNIVERSE
Updated On		22-AUG-2017 12:42:09
Recorded On		01-MAR-2000 00:00:00
NAICS Descriptions		OTHER NONHAZARDOUS WASTE TREATMENT AND DISPOSAL., SEWAGE TREATMENT FACILITIES.
22	Coordinates	43.6383, -116.2523
	Distance to site	4099 ft / 0.777 mi NW
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070211590
EPA Identifier		110070211590
Primary Name		FLOURISH SUBDIVISION
Address		NW CORNER OF ADAMS ST AND 45TH ST
City		GARDEN CITY
County		ADA COUNTY
State		ID
Zipcode		83714
Programs		NPDES:IDR10010I, NPDES:IDR100119
Program Interests		ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On		06-APR-2018 13:58:13
23	Coordinates	43.64005, -116.24972
	Distance to site	4375 ft / 0.829 mi NW
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110024274952
EPA Identifier		110024274952
Primary Name		GEM MEAT PACKING COMPANY
Address		515 EAST 45TH STREET
City		BOISE
County		ADA
State		ID
Zipcode		83714
SIC Codes		2011
SIC Descriptions		MEAT PACKING PLANTS
Programs		NPDES:ID0027065
Program Interests		ICIS-NPDES NON-MAJOR
Updated On		11-JAN-2016 18:59:12
Recorded On		19-JAN-2006 15:54:36

24	Coordinates Distance to site	43.64, -116.2354 4687 ft / 0.888 mi NE
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070154723
EPA Identifier		110070154723
Primary Name		STATE ST. AND VETERANS MEMORIAL PARKWAY INTERSECTION
Address		STATE ST. AND VETERANS MEMORIAL PARKWAY
City		BOISE
County		ADA COUNTY
State		ID
Zipcode		83703
Programs		NPDES:IDR1000UW
Program Interests		ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On		05-JAN-2018 14:48:01
25	Coordinates Distance to site	43.6237, -116.2277 4698 ft / 0.890 mi E
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070133599
EPA Identifier		110070133599
Primary Name		WHITTIER ELEMENTARY SCHOOL REPLACEMENT
Address		301 N. 29TH STREET
City		BOISE
County		ADA COUNTY
State		ID
Zipcode		83702
Programs		NPDES:IDR1000PZ
Program Interests		ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On		03-NOV-2017 13:34:05
26	Coordinates Distance to site	43.64, -116.235 4740 ft / 0.898 mi NE
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070154708
EPA Identifier		110070154708
Primary Name		STATE AND VMP
Address		STATE AND VETERANS MEMORIAL PARKWAY
City		BOISE
State		ID
Zipcode		83703
Programs		NPDES:IDR1000UG
Program Interests		ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On		05-JAN-2018 14:48:01
27	Coordinates Distance to site	43.64085, -116.23571 4923 ft / 0.933 mi NE
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070252061
EPA Identifier		110070252061
Primary Name		WH TAFT ELEMENTARY - GYM & CLASSROOM ADDITION
Address		3722 W. ANDERSON ST.
City		BOISE
State		ID
Zipcode		83703
Programs		NPDES:IDR10019B
Program Interests		NPDES PERMIT, STORM WATER CONSTRUCTION
Recorded On		06-JUL-2018 11:07:56

US NPDES

	Coordinates	43.61519, -116.24097
	Distance to site	5023 ft / 0.951 mi S
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070228378
EPA Identifier		110070228378
Primary Name		OCEAN BEAUTY SEAFOODS BOISE
Address		4800 W. IRVING STREET
City		BOISE
County		ADA
State		ID
Zipcode		83706
Programs		NPDES:IDNOE0003
Program Interests		NPDES PERMIT, STORM WATER INDUSTRIAL
Recorded On		11-MAY-2018 09:58:01
	Coordinates	43.61522, -116.248376
	Distance to site	5075 ft / 0.961 mi S
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070047376
EPA Identifier		110070047376
Primary Name		MARK GUHO CONSTRUCTION COMPANY
Address		5390 W. IRVING ST.
City		BOISE
State		ID
Zipcode		83702
Programs		NPDES:IDR10000Q
Program Interests		ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On		11-APR-2017 15:37:09
	Coordinates	43.64211, -116.2539
	Distance to site	5515 ft / 1.045 mi NW
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005788834
EPA Identifier		110005788834
Primary Name		PICK-A-PART JALOPY JUNGLE
Address		520 E 47TH ST
City		GARDEN CITY
County		ADA
State		ID
Zipcode		83714
Programs		NPDES:IDU000493, RCRAINFO:IDD984673004
Program Interests		ICIS-NPDES UNPERMITTED, STORM WATER INDUSTRIAL, UNSPECIFIED UNIVERSE
Updated On		17-OCT-2017 12:33:48
Recorded On		01-MAR-2000 00:00:00
	Coordinates	43.64245, -116.23341
	Distance to site	5724 ft / 1.084 mi NE
Info URL		http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070203078
EPA Identifier		110070203078
Primary Name		BRENEMAN SQUARE SUBDIVISION
Address		2420 N 36TH ST
City		BOISE
County		ADA COUNTY
State		ID
Zipcode		83703
Programs		NPDES:IDR1000WQ
Program Interests		ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION
Recorded On		02-MAR-2018 09:39:59

US NPDES

32	Coordinates Distance to site	43.6428, -116.2598 6592 ft / 1.248 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110070203203	
EPA Identifier	110070203203	
Primary Name	CREATION ROW SUBDIVISION	
Address	N. FIELD STREET	
City	GARDEN CITY	
State	ID	
Zipcode	83714	
Programs	NPDES:IDR1000XW	
Program Interests	ICIS-NPDES NON-MAJOR, STORM WATER CONSTRUCTION	
Recorded On	02-MAR-2018 09:41:28	
33	Coordinates Distance to site	43.616064, -116.224885 6864 ft / 1.300 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110046321681	
EPA Identifier	110046321681	
Primary Name	MORGAN CONSTRUCTION INC - TRAPPERS ACCESS DRIVE	
Address	3600 AMERICANA TERRACE DRIVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
NAICS Codes	237310	
SIC Codes	1611	
SIC Descriptions	HIGHWAY AND STREET CONSTRUCTION, EXCEPT ELEVATED HIGHWAYS	
Programs	NPDES:IDR10CO28	
Program Interests	ICIS-NPDES MINOR, STORM WATER CONSTRUCTION	
Updated On	11-JAN-2016 09:08:24	
Recorded On	31-JUL-2012 11:58:01	
NAICS Descriptions	HIGHWAY, STREET, AND BRIDGE CONSTRUCTION.	
34	Coordinates Distance to site	43.616064, -116.224885 6864 ft / 1.300 mi SE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110046321707	
EPA Identifier	110046321707	
Primary Name	JAYO CONSTRUCTION INC - TRAPPERS ACCESS DRIVE	
Address	3600 AMERICANA TERRACE DRIVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
NAICS Codes	237310	
SIC Codes	1611	
SIC Descriptions	HIGHWAY AND STREET CONSTRUCTION, EXCEPT ELEVATED HIGHWAYS	
Programs	NPDES:IDR10CO34	
Program Interests	ICIS-NPDES MINOR, STORM WATER CONSTRUCTION	
Updated On	11-JAN-2016 18:18:52	
Recorded On	31-JUL-2012 11:58:06	
NAICS Descriptions	HIGHWAY, STREET, AND BRIDGE CONSTRUCTION.	

US Air Facility System (AIRS / AFS)

1	Coordinates Distance to site	43.62604, -116.24407 998 ft / 0.189 mi S
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110046463992	
EPA Identifier	110046463992	
Primary Name	JACKSON'S FOOD STORE #089	
Address	3780 W. CHINDER BLVD	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	333913	
Programs	AIR:1000000016001E0072, AIRS/AFS:16001E0072	
Program Interests	AIR MINOR	
Updated On	09-JAN-2015 17:07:16	
Recorded On	24-SEP-2012 12:05:37	
NAICS Descriptions	MEASURING AND DISPENSING PUMP MANUFACTURING.	
2	Coordinates Distance to site	43.629234, -116.249333 1404 ft / 0.266 mi W
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110055550746	
EPA Identifier	110055550746	
Primary Name	JAK'S STRIPPING & REFINISHING	
Address	4057 W CHINDEN BLVD	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	321999, 811420	
SIC Codes	7641	
SIC Descriptions	REUPHOLSTERY AND FURNITURE REPAIR	
Programs	AIR:ID0000001600100034, AIRS/AFS:1600100034, IDDEQ:ID_DEQ_001110, IDDEQ:ID_DEQ_00960, RCRAINFO:IDD981769797	
Program Interests	AIR MINOR, CESQG, STATE MASTER	
Updated On	09-NOV-2015 13:59:07	
Recorded On	04-SEP-2013 15:54:04	
NAICS Descriptions	ALL OTHER MISCELLANEOUS WOOD PRODUCT MANUFACTURING., REUPHOLSTERY AND FURNITURE REPAIR.	
3	Coordinates Distance to site	43.63266, -116.24599 1505 ft / 0.285 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110044316843	
EPA Identifier	110044316843	
Primary Name	WIZARD AUTO SPECIALTIES	
Address	311 E 41ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	811121	
Programs	AIR:ID0000001600100286, AIRS/AFS:1600100286, IDDEQ:ID_DEQ_001624, IDDEQ:ID_DEQ_01458	
Program Interests	AIR MINOR, STATE MASTER	
Updated On	09-JAN-2015 19:19:15	
Recorded On	29-DEC-2011 15:01:35	
NAICS Descriptions	AUTOMOTIVE BODY, PAINT, AND INTERIOR REPAIR AND MAINTENANCE.	

US Air Facility System (AIRS / AFS)

4	Coordinates Distance to site	43.62459, -116.24322 1543 ft / 0.292 mi S
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110055548625	
EPA Identifier	110055548625	
Primary Name	EPSCO POWDER & INDUSTRIAL COATINGS, LLC	
Address	108 WEST 37TH STREET	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	332812	
SIC Codes	3479	
SIC Descriptions	COATING, ENGRAVING, AND ALLIED SERVICES, NOT ELSEWHERE CLASSIFIED	
Programs	AIR:ID0000001600100155, AIRS/AFS:1600100155, IDDEQ:ID_DEQ_000947, IDDEQ:ID_DEQ_00817	
Program Interests	AIR MINOR, STATE MASTER	
Updated On	09-JAN-2015 16:31:07	
Recorded On	04-SEP-2013 15:43:10	
NAICS Descriptions	METAL COATING, ENGRAVING (EXCEPT JEWELRY AND SILVERWARE), AND ALLIED SERVICES TO MANUFACTURERS.	
5	Coordinates Distance to site	43.6259, -116.23578 2423 ft / 0.459 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110005786319	
EPA Identifier	110005786319	
Primary Name	RIVERSIDE AUTO REFINISHING INC.	
Address	315 E 35TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	811121	
SIC Codes	7532	
SIC Descriptions	TOP, BODY, AND UPHOLSTERY REPAIR SHOPS AND PAINT SHOPS	
Programs	AIR:ID0000001600100247, AIRS/AFS:1600100247, IDDEQ:ID_DEQ_001441, IDDEQ:ID_DEQ_01278, RCRAINFO:IDD984666776	
Program Interests	AIR MINOR, STATE MASTER, UNSPECIFIED UNIVERSE	
Updated On	09-JAN-2015 20:19:16	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	AUTOMOTIVE BODY, PAINT, AND INTERIOR REPAIR AND MAINTENANCE.	
6	Coordinates Distance to site	43.63187, -116.25227 2445 ft / 0.463 mi W
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110002374029	
EPA Identifier	110002374029	
Primary Name	EARL SCHEIB OF IDAHO INC	
Address	4224 CHINDEN BLVD	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714-6392	
NAICS Codes	811121	
SIC Codes	7532	
SIC Descriptions	TOP, BODY, AND UPHOLSTERY REPAIR SHOPS AND PAINT SHOPS	
Programs	AIR:ID0000001600100176, AIRS/AFS:1600100176, IDDEQ:ID_DEQ_000122, IDDEQ:ID_DEQ_00110, RCRAINFO:IDR000200527	
Program Interests	AIR MINOR, CESQG, STATE MASTER	
Updated On	09-JAN-2015 19:10:45	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	AUTOMOTIVE BODY, PAINT, AND INTERIOR REPAIR AND MAINTENANCE.	

US Air Facility System (AIRS / AFS)

7	Coordinates Distance to site	43.63389, -116.25512 3466 ft / 0.657 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110046464580	
EPA Identifier	110046464580	
Primary Name	JACKSON'S FOOD STORE #120	
Address	4400 W. CHINDEN	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	333913	
Programs	AIR:1000000016001E0084, AIRS/AFS:16001E0084	
Program Interests	AIR MINOR	
Updated On	09-JAN-2015 16:03:24	
Recorded On	24-SEP-2012 12:07:54	
NAICS Descriptions	MEASURING AND DISPENSING PUMP MANUFACTURING.	
8	Coordinates Distance to site	43.634747, -116.254395 3493 ft / 0.662 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110002028261	
EPA Identifier	110002028261	
Primary Name	BOISE MOULDING AND LUMBER	
Address	116 E 44TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	321918	
SIC Codes	2431	
SIC Descriptions	MILLWORK	
Programs	AIR:ID0000001600100130, AIRS/AFS:1600100130, IDDEQ:ID_DEQ_000458, IDDEQ:ID_DEQ_00419	
Program Interests	AIR MINOR, STATE MASTER	
Updated On	07-DEC-2017 18:07:28	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	OTHER MILLWORK (INCLUDING FLOORING).	
9	Coordinates Distance to site	43.626427, -116.229837 3849 ft / 0.729 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110001288204	
EPA Identifier	110001288204	
Primary Name	BESCO HEATING AND AIR CONDITIONING	
Address	3100 W PLEASANTON AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83702	
SIC Codes	9999	
SIC Descriptions	NONCLASSIFIABLE ESTABLISHMENTS	
Programs	AIR:100000001600100146, AIRS/AFS:1600100146, IDDEQ:ID_DEQ_000440, IDDEQ:ID_DEQ_00401	
Program Interests	AIR MINOR, STATE MASTER	
Updated On	12-DEC-2017 16:16:01	
Recorded On	01-MAR-2000 00:00:00	

US Air Facility System (AIRS / AFS)

10	Coordinates Distance to site	43.639678, -116.243033 3985 ft / 0.755 mi N
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110000916135	
EPA Identifier	110000916135	
Primary Name	LANDER STREET WWTP	
Address	790 N LANDER ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83703	
NAICS Codes	221320, 562219	
SIC Codes	4952	
SIC Descriptions	SEWERAGE SYSTEMS	
Programs	AIR:ID0000001600100120, AIRS/AFS:1600100120, IDDEQ:ID_DEQ_000457, IDDEQ:ID_DEQ_00418, NPDES:ID0020443, RCRAINFO:IDD000641514	
Program Interests	AIR MINOR, BIOSOLIDS, ICIS-NPDES MAJOR, NPDES PRETREATMENT PROGRAM, POTW, STATE MASTER, UNSPECIFIED UNIVERSE	
Updated On	22-AUG-2017 12:42:09	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	OTHER NONHAZARDOUS WASTE TREATMENT AND DISPOSAL., SEWAGE TREATMENT FACILITIES.	
11	Coordinates Distance to site	43.63964, -116.25029 4291 ft / 0.813 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110000888488	
EPA Identifier	110000888488	
Primary Name	LYNN INDUSTRIAL COATINGS	
Address	512 E 45TH ST	
City	GARDEN CITY	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	332812, 332813	
SIC Codes	3471, 3479	
SIC Descriptions	COATING, ENGRAVING, AND ALLIED SERVICES, NOT ELSEWHERE CLASSIFIED, ELECTROPLATING, PLATING, POLISHING, ANODIZING, AND COLORING	
Programs	AIR:ID0000001600100207, AIRS/AFS:1600100207, BR:IDD037780186, ECRM:299, IDDEQ:ID_DEQ_000055, IDDEQ:ID_DEQ_00051, NCDB:I10#19900328AX001 1, NCDB:I10#1999092919198 1, NCDB:I10#1999092919198 2, NCDB:I10#1999092919198 3, RCRAINFO:IDD037780186, TRIS:83714LYNN512EA	
Program Interests	AIR MINOR, CLOSED CRIMINAL ENFORCEMENT CASE, COMPLIANCE ACTIVITY, HAZARDOUS WASTE BIENNIAL REPORTER, STATE MASTER, TRI REPORTER, UNSPECIFIED UNIVERSE	
Updated On	04-MAR-2016 14:52:22	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	ELECTROPLATING, PLATING, POLISHING, ANODIZING, AND COLORING., METAL COATING, ENGRAVING (EXCEPT JEWELRY AND SILVERWARE), AND ALLIED SERVICES TO MANUFACTURERS.	
12	Coordinates Distance to site	43.637731, -116.231908 4576 ft / 0.867 mi NE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110046464651	
EPA Identifier	110046464651	
Primary Name	STINKER STORE #070	
Address	3412 W. STATE STREET	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83703	
NAICS Codes	333913	
Programs	AIR:1000000016001E0092, AIRS/AFS:16001E0092	
Program Interests	AIR MINOR	
Updated On	09-JAN-2015 17:07:13	
Recorded On	24-SEP-2012 12:07:58	
NAICS Descriptions	MEASURING AND DISPENSING PUMP MANUFACTURING.	

US Air Facility System (AIRS / AFS)

13	Coordinates Distance to site	43.638238, -116.23268 4574 ft / 0.866 mi NE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110043323935	
EPA Identifier	110043323935	
Primary Name	STATE STREET AUTOBODY	
Address	3508 W STATE ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83703	
NAICS Codes	811121	
SIC Codes	7532	
SIC Descriptions	TOP, BODY, AND UPHOLSTERY REPAIR SHOPS AND PAINT SHOPS	
Programs	AIR:ID0000001600100246, AIRS/AFS:1600100246, IDDEQ:ID_DEQ_001438, IDDEQ:ID_DEQ_01275	
Program Interests	AIR MINOR, STATE MASTER	
Updated On	09-JAN-2015 20:19:16	
Recorded On	21-MAR-2011 08:32:49	
NAICS Descriptions	AUTOMOTIVE BODY, PAINT, AND INTERIOR REPAIR AND MAINTENANCE.	
14	Coordinates Distance to site	43.636257, -116.258448 4679 ft / 0.886 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110043513356	
EPA Identifier	110043513356	
Primary Name	KID GLOVES BODYWORKS	
Address	4605 CHINDEN BLVD	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	811121	
Programs	AIR:ID0000001600100262, AIRS/AFS:1600100262, IDDEQ:ID_DEQ_001492, IDDEQ:ID_DEQ_01328	
Program Interests	AIR MINOR, STATE MASTER	
Updated On	09-JAN-2015 19:48:08	
Recorded On	02-JUN-2011 10:22:13	
NAICS Descriptions	AUTOMOTIVE BODY, PAINT, AND INTERIOR REPAIR AND MAINTENANCE.	
15	Coordinates Distance to site	43.63466, -116.22744 4882 ft / 0.925 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110046465222	
EPA Identifier	110046465222	
Primary Name	JACKSON'S FOOD STORE #007	
Address	3110 W. STATE STREET	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83703	
NAICS Codes	333913	
Programs	AIR:1000000016001E0045, AIRS/AFS:16001E0045	
Program Interests	AIR MINOR	
Updated On	09-JAN-2015 17:54:04	
Recorded On	24-SEP-2012 12:09:19	
NAICS Descriptions	MEASURING AND DISPENSING PUMP MANUFACTURING.	

US Air Facility System (AIRS / AFS)

16	Coordinates Distance to site	43.63703, -116.25955 5080 ft / 0.962 mi NW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110043513338	
EPA Identifier	110043513338	
Primary Name	MIKE MINEGAR'S AUTO BODY	
Address	4660 W CHINDEN BLVD	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83714	
NAICS Codes	811121	
Programs	AIR:ID0000001600100259, AIRS/AFS:1600100259, IDDEQ:ID_DEQ_001488, IDDEQ:ID_DEQ_01324	
Program Interests	AIR MINOR, STATE MASTER	
Updated On	09-JAN-2015 19:33:01	
Recorded On	02-JUN-2011 10:22:12	
NAICS Descriptions	AUTOMOTIVE BODY, PAINT, AND INTERIOR REPAIR AND MAINTENANCE.	
17	Coordinates Distance to site	43.641291, -116.233433 5356 ft / 1.015 mi NE
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110012143019	
EPA Identifier	110012143019	
Primary Name	EWING ANIMAL HOSPITAL	
Address	2318 N 36TH ST	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83703	
NAICS Codes	541940	
SIC Codes	0742	
SIC Descriptions	VETERINARY SERVICES FOR ANIMAL SPECIALTIES	
Programs	AIR:ID0000001600100191, AIRS/AFS:1600100191, IDDEQ:ID_DEQ_000139, IDDEQ:ID_DEQ_00126	
Program Interests	AIR MINOR, STATE MASTER	
Updated On	09-JAN-2015 18:32:47	
Recorded On	01-MAR-2000 00:00:00	
NAICS Descriptions	VETERINARY SERVICES.	
18	Coordinates Distance to site	43.61912, -116.26042 5576 ft / 1.056 mi SW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110046465302	
EPA Identifier	110046465302	
Primary Name	JACKSON'S FOOD STORE #028	
Address	6350 W. FAIRVIEW AVE	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83704	
NAICS Codes	333913	
Programs	AIR:1000000016001E0052, AIRS/AFS:16001E0052	
Program Interests	AIR MINOR	
Updated On	09-JAN-2015 16:14:45	
Recorded On	24-SEP-2012 12:09:27	
NAICS Descriptions	MEASURING AND DISPENSING PUMP MANUFACTURING.	

US Air Facility System (AIRS / AFS)

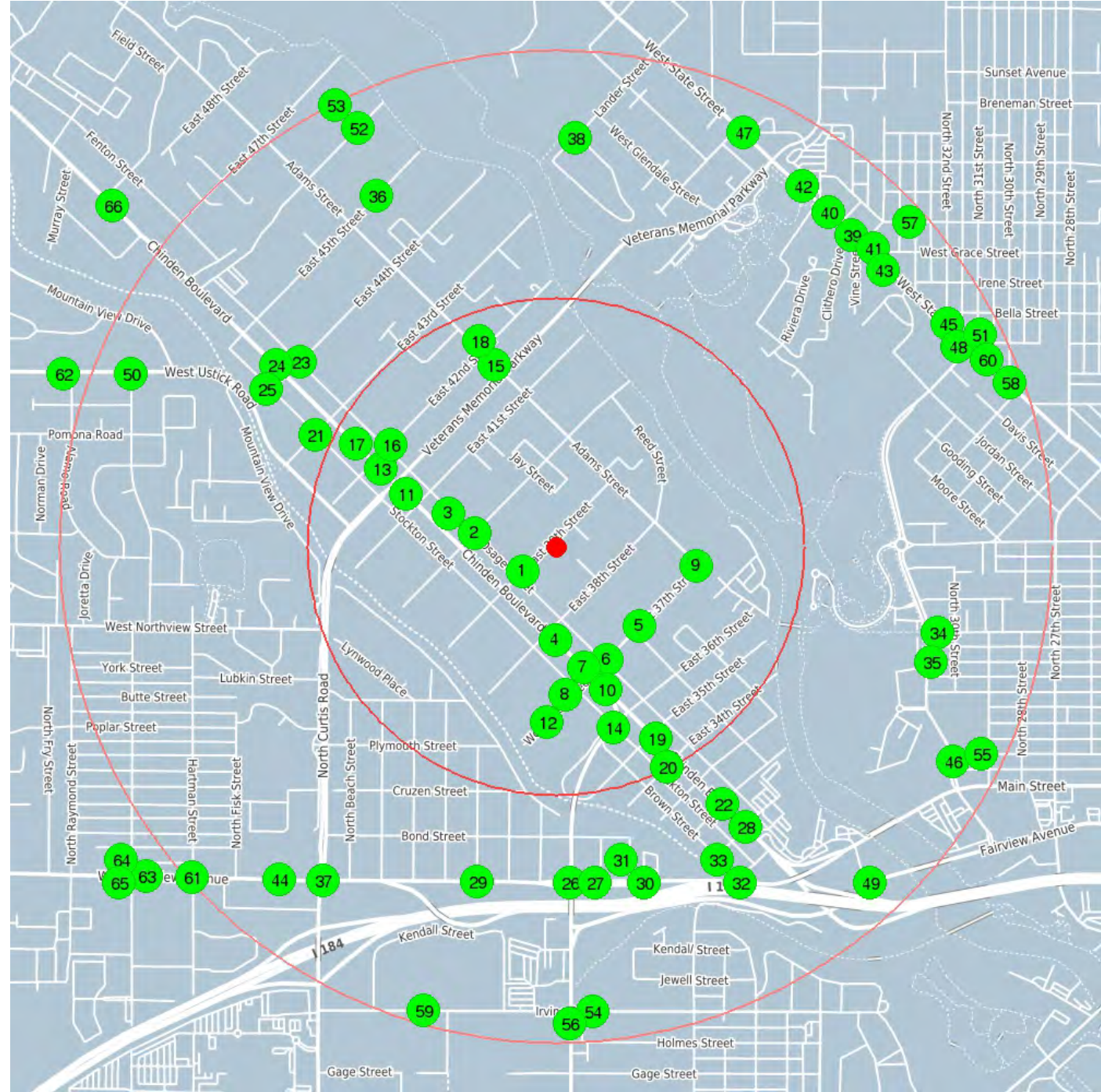
19	Coordinates	43.61481, -116.25365
	Distance to site	5691 ft / 1.078 mi SW
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110046465268	
EPA Identifier	110046465268	
Primary Name	JACKSON'S FOOD STORE #020	
Address	1107 N. CURTIS ROAD	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83706	
NAICS Codes	333913	
Programs	AIR:1000000016001E0049, AIRS/AFS:16001E0049	
Program Interests	AIR MINOR	
Updated On	09-JAN-2015 16:14:44	
Recorded On	24-SEP-2012 12:09:26	
NAICS Descriptions	MEASURING AND DISPENSING PUMP MANUFACTURING.	

20	Coordinates	43.6218, -116.22428
	Distance to site	5808 ft / 1.100 mi E
Info URL	http://ofmpub.epa.gov/enviro/fii_query_detail.disp_program_facility?p_registry_id=110046463634	
EPA Identifier	110046463634	
Primary Name	MAVERIK STORE #205 (3-010439)	
Address	2710 MAIN STREET	
City	BOISE	
County	ADA	
State	ID	
Zipcode	83702	
NAICS Codes	333913	
Programs	AIR:1000000016001E0036, AIRS/AFS:16001E0036	
Program Interests	AIR MINOR	
Updated On	09-JAN-2015 18:29:23	
Recorded On	24-SEP-2012 12:04:49	
NAICS Descriptions	MEASURING AND DISPENSING PUMP MANUFACTURING.	

ID Underground Storage Tanks

Underground Storage Tanks (UST) containing hazardous or petroleum substances are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA). This dataset is maintained and updated by the Idaho Department of Environmental Quality.

This database returned 61 results for your area



center 43.6287778 -116.2440509

0.5 mile

1.0 mile

1	Coordinates	43.628055, -116.245403
	Distance to site	443 ft / 0.084 mi SW
Name		
ANDERSON FOUNDRY		
Address		
116 E 39TH ST		
City		
BOISE, ID 83714		

ID Underground Storage Tanks

2	Coordinates Distance to site	43.629179, -116.247323 876 ft / 0.166 mi W
Name	INGLIS VENDING 7 WHOLESALE	
Address	110 E 40TH ST	
City	BOISE, ID 83714	
3	Coordinates Distance to site	43.62908, -116.247457 906 ft / 0.172 mi W
Name	PACIFIC MECH INSULATORS INC	
Address	107 E 40TH ST	
City	BOISE, ID 83714	
4	Coordinates Distance to site	43.626041, -116.244053 998 ft / 0.189 mi S
Name	JACKSONS FOOD STORE #89	
Address	3780 CHINDEN	
City	BOISE, ID 83714	
5	Coordinates Distance to site	43.626458, -116.240689 1226 ft / 0.232 mi SE
Name	KATIE PADGETT	
Address	213 E 37TH ST	
City	BOISE, ID 83714	
6	Coordinates Distance to site	43.625467, -116.242023 1321 ft / 0.250 mi SE
Name	BAIRD OIL	
Address	104 E 37TH	
City	BOISE, ID 83714	
7	Coordinates Distance to site	43.625151, -116.242799 1363 ft / 0.258 mi S
Name	PACIFIC PRIDE CARD LOCK	
Address	3710 CHINDEN BLVD	
City	BOISE, ID 83714	
8	Coordinates Distance to site	43.625126, -116.242763 1374 ft / 0.260 mi S
Name	FEARLESS FARRIS #32	
Address	3709 CHINDEN BLVD	
City	BOISE, ID 83714	
9	Coordinates Distance to site	43.62822, -116.238379 1511 ft / 0.286 mi E
Name	ACHD-ADAMS	
Address	3700 ADAMS ST	
City	BOISE, ID 83714	
10	Coordinates Distance to site	43.624615, -116.242044 1608 ft / 0.305 mi SE
Name	D & B AUTO	
Address	3660 CHINDEN BLVD	
City	BOISE, ID 83714	

ID Underground Storage Tanks

11	Coordinates Distance to site	43.630319, -116.250078 1687 ft / 0.320 mi W
Name	JACKSONS FOOD STORE # 55	
Address	4124 CHINDEN BLVD	
City	BOISE, ID 83714	
12	Coordinates Distance to site	43.623666, -116.244445 1867 ft / 0.354 mi S
Name	ROBERT L DRAKE	
Address	221 W 37TH ST	
City	BOISE, ID 83714	
13	Coordinates Distance to site	43.630865, -116.250846 1949 ft / 0.369 mi W
Name	GEM STOP #012	
Address	4168 CHINDEN	
City	BOISE, ID 83714	
14	Coordinates Distance to site	43.623517, -116.241741 2013 ft / 0.381 mi SE
Name	ABC LEASING CO	
Address	113 W 36TH ST	
City	BOISE, ID 83714	
15	Coordinates Distance to site	43.634078, -116.246516 2040 ft / 0.386 mi NW
Name	JACK RENCHER CO	
Address	4161 ADAMS ST	
City	BOISE, ID 83714	
16	Coordinates Distance to site	43.631749, -116.25073 2070 ft / 0.392 mi NW
Name	UNITED PARCEL SERVICE (UPS) 3	
Address	116 E 42ND ST	
City	BOISE, ID 83714	
17	Coordinates Distance to site	43.631305, -116.251466 2164 ft / 0.410 mi W
Name	GEORGE REYNOLDS PROPERTY	
Address	4204 CHINDEN BLVD	
City	BOISE, ID 83714	
18	Coordinates Distance to site	43.634595, -116.246898 2251 ft / 0.426 mi NW
Name	FORMER ROTO-ROOTER	
Address	418 E 42ND ST	
City	BOISE, ID 83714	
19	Coordinates Distance to site	43.623175, -116.240015 2305 ft / 0.437 mi SE
Name	GLENN DICK EQUIPMENT CO.	
Address	3480 CHINDEN BLVD	
City	BOISE, ID 83714	

ID Underground Storage Tanks

	Coordinates Distance to site	43.622364, -116.239596 2618 ft / 0.496 mi SE
Name	WOODALL BROS	
Address	113 W 34TH	
City	BOISE, ID 83714	
	Coordinates Distance to site	43.632047, -116.253762 2827 ft / 0.536 mi W
Name	TREASURE VALLEY X-RAY INC	
Address	110 W 43RD ST	
City	BOISE, ID 83714	
	Coordinates Distance to site	43.621285, -116.237352 3255 ft / 0.617 mi SE
Name	ROBO WASH	
Address	3201 CHINDEN BLVD	
City	BOISE, ID 83714	
	Coordinates Distance to site	43.634163, -116.254351 3354 ft / 0.635 mi NW
Name	QUALITY PRODUCE	
Address	107 1/2 E 44TH	
City	BOISE, ID 83714	
	Coordinates Distance to site	43.633746, -116.254908 3391 ft / 0.642 mi NW
Name	JACKSONS FOOD STORES #120	
Address	4400 CHINDEN BLVD	
City	BOISE, ID 83714	
	Coordinates Distance to site	43.633848, -116.255051 3443 ft / 0.652 mi NW
Name	PHILLIPS MOBIL HOMES	
Address	4409 CHINDEN BLVD	
City	BOISE, ID 83714	
	Coordinates Distance to site	43.619001, -116.243499 3569 ft / 0.676 mi S
Name	SHELL SERVICE STATION	
Address	5006 FAIRVIEW AVE	
City	BOISE, ID 83706	
	Coordinates Distance to site	43.618994, -116.242486 3592 ft / 0.680 mi S
Name	FAIRGROUNDS TEXACO	
Address	4920 FAIRVIEW AVE	
City	BOISE, ID 83706	
	Coordinates Distance to site	43.620614, -116.236407 3597 ft / 0.681 mi SE
Name	NORTHRUPS PERFORMANCE	
Address	3101 CHINDEN	
City	BOISE, ID 83714	

ID Underground Storage Tanks

29	Coordinates Distance to site	43.619021, -116.247229 3656 ft / 0.693 mi S
Name	JIM'S HEATING & COOLING	
Address	5300 FAIRVIEW AVE	
City	BOISE, ID 83706	
30	Coordinates Distance to site	43.618978, -116.240501 3695 ft / 0.700 mi S
Name	PHILLIPS 66 CO 2	
Address	5600 FAIRVIEW	
City	BOISE, ID 83704	
31	Coordinates Distance to site	43.618978, -116.240501 3695 ft / 0.700 mi S
Name	BROWN RENTAL	
Address	5280 FAIRVIEW	
City	BOISE, ID 83704	
32	Coordinates Distance to site	43.618998, -116.236647 4068 ft / 0.770 mi SE
Name	YANKE MACHINE SHOP INC (4)	
Address	4360 FAIRVIEW AVE	
City	BOISE, ID 83704	
33	Coordinates Distance to site	43.618998, -116.236647 4068 ft / 0.770 mi SE
Name	JACKSONS FOOD STORE #88	
Address	2510 FAIRVIEW	
City	BOISE, ID 83704	
34	Coordinates Distance to site	43.626289, -116.228663 4163 ft / 0.789 mi E
Name	ASPHALT PAVING & CONST CO	
Address	3206 PLEASANTON AVE	
City	BOISE, ID 83702	
35	Coordinates Distance to site	43.625418, -116.228923 4178 ft / 0.791 mi E
Name	QUIN ROBBINS CO INC	
Address	3100 MADISON ST	
City	BOISE, ID 83702	
36	Coordinates Distance to site	43.639006, -116.251273 4190 ft / 0.794 mi NW
Name	GEM MEAT PACKING	
Address	515 E 45TH	
City	BOISE, ID 83714	
37	Coordinates Distance to site	43.61904, -116.253454 4334 ft / 0.821 mi SW
Name	JACKSONS FOOD STORE #90	
Address	5800 FAIRVIEW AVE	
City	BOISE, ID 83704	

ID Underground Storage Tanks

38	Coordinates Distance to site	43.640713, -116.243274 4358 ft / 0.826 mi N
Name	TREATMENT PLANT	
Address	790 LANDER ST	
City	BOISE, ID 83703	
39	Coordinates Distance to site	43.637882, -116.232151 4571 ft / 0.866 mi NE
Name	Stinker Store #70	
Address	3412 W STATE	
City	BOISE, ID 83703	
40	Coordinates Distance to site	43.638342, -116.232818 4579 ft / 0.867 mi NE
Name	MUFFLEY	
Address	3525 STATE ST	
City	BOISE, ID 83703	
41	Coordinates Distance to site	43.63738, -116.231409 4581 ft / 0.868 mi NE
Name	DEPT HEADQUARTERS YARD #9	
Address	3311 W STATE ST	
City	BOISE, ID 83703	
42	Coordinates Distance to site	43.638811, -116.233475 4603 ft / 0.872 mi NE
Name	Q LUBE	
Address	3600 W STATE ST	
City	BOISE, ID 83703	
43	Coordinates Distance to site	43.63693, -116.230745 4602 ft / 0.872 mi NE
Name	TARGET SUBARU	
Address	3310 W STATE ST	
City	BOISE, ID 83703	
44	Coordinates Distance to site	43.619075, -116.255215 4606 ft / 0.872 mi SW
Name	NU LOOK CAR WASH	
Address	5950 FAIRVIEW AVE	
City	BOISE, ID 83704	
45	Coordinates Distance to site	43.635276, -116.228299 4787 ft / 0.907 mi E
Name	DICK'S CHEVRON STATION	
Address	3200 W STATE ST	
City	BOISE, ID 83703	
46	Coordinates Distance to site	43.622518, -116.228047 4803 ft / 0.910 mi E
Name	F AND M INC	
Address	257 N 30TH	
City	BOISE, ID 83702	

ID Underground Storage Tanks

47	Coordinates Distance to site	43.640852, -116.236513 4833 ft / 0.915 mi NE
Name	RONALD L OR ELAINE C YOUNG	
Address	3817 W STATE ST	
City	BOISE, ID 83703	
48	Coordinates Distance to site	43.634809, -116.227608 4867 ft / 0.922 mi E
Name	GERMAN CAR SERVICE	
Address	3130 W STATE ST	
City	BOISE, ID 83703	
49	Coordinates Distance to site	43.619002, -116.231415 4883 ft / 0.925 mi SE
Name	RICHARDSON BRO'S FOUR WHE	
Address	5901 FAIRVIEW AVE	
City	BOISE, ID 83706	
50	Coordinates Distance to site	43.63384, -116.261187 4886 ft / 0.926 mi W
Name	MTN VIEW SERVICE INC	
Address	6403 USTICK RD	
City	BOISE, ID 83704	
51	Coordinates Distance to site	43.634668, -116.227401 4893 ft / 0.927 mi E
Name	JACKSONS FOOD STORES #007	
Address	3110 STATE ST	
City	BOISE, ID 83703	
52	Coordinates Distance to site	43.640995, -116.252023 4928 ft / 0.933 mi NW
Name	GREEN ACRE PROPERTIES INC	
Address	605 E 46TH ST	
City	BOISE, ID 83714	
53	Coordinates Distance to site	43.640995, -116.252023 4928 ft / 0.933 mi NW
Name	BOISE CANNERY/GARDEN CITY	
Address	604 E 46TH ST	
City	BOISE, ID 83714	
54	Coordinates Distance to site	43.615231, -116.242588 4956 ft / 0.939 mi S
Name	TENNYSON TRANSFER & STORAGE	
Address	4910 IRVING ST	
City	BOISE, ID 83706	
55	Coordinates Distance to site	43.62273, -116.226937 5028 ft / 0.952 mi E
Name	TATES RENTS	
Address	2923 W IDAHO ST	
City	BOISE, ID 83702	

ID Underground Storage Tanks

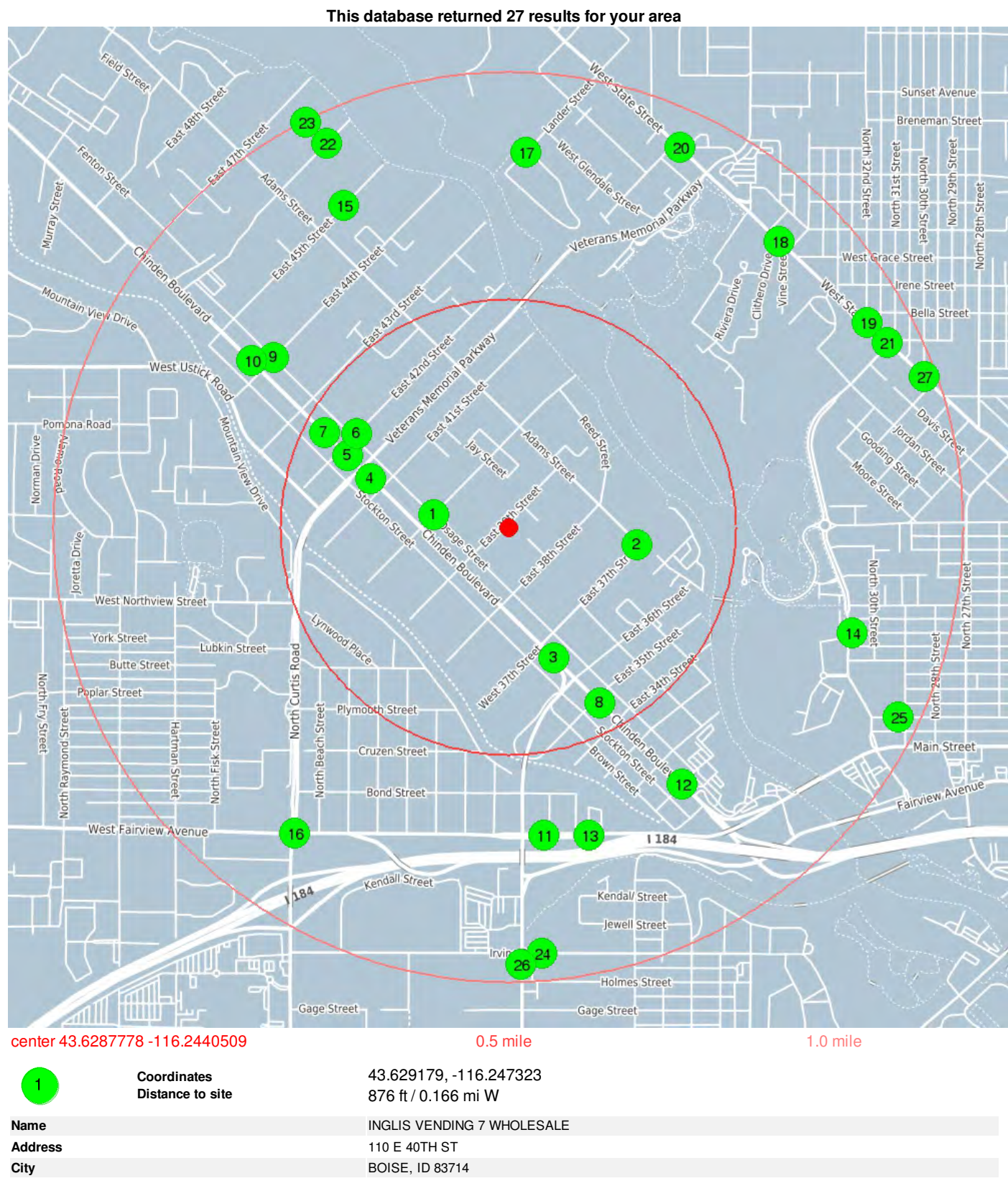
	Coordinates Distance to site	43.614863, -116.243445 5078 ft / 0.962 mi S
Name	UHAUL 71851	
Address	1121 ORCHARD ST	
City	BOISE, ID 83706	
	Coordinates Distance to site	43.63825, -116.229803 5107 ft / 0.967 mi NE
Name	WHITMORE ENTERPRISES INC	
Address	3319 DEWEY	
City	BOISE, ID 83703	
	Coordinates Distance to site	43.633568, -116.225774 5132 ft / 0.972 mi E
Name	PERRY'S CAR WASH & BEV	
Address	3000 W STATE ST	
City	BOISE, ID 83703	
	Coordinates Distance to site	43.615246, -116.249388 5133 ft / 0.972 mi S
Name	NAGEL BEVERAGE CO INC	
Address	5465 IRVING ST	
City	BOISE, ID 83706	
	Coordinates Distance to site	43.633568, -116.225774 5132 ft / 0.972 mi E
Name	MID WESTERN CONTRACTING	
Address	2401 STATE ST	
City	BOISE, ID 83703	
	Coordinates Distance to site	43.619138, -116.258736 5234 ft / 0.991 mi SW
Name	BROWN'S AUTO REPAIR	
Address	6206 FAIRVIEW	
City	BOISE, ID 83704	
	Coordinates Distance to site	43.633833, -116.263912 5558 ft / 1.053 mi W
Name	CARL RAASCH	
Address	6631 USTICK	
City	BOISE, ID 83704	
	Coordinates Distance to site	43.619167, -116.260548 5591 ft / 1.059 mi SW
Name	JACKSONS FOOD STORES #28	
Address	6350 FAIRVIEW AVE	
City	BOISE, ID 83704	
	Coordinates Distance to site	43.619348, -116.261151 5676 ft / 1.075 mi SW
Name	BOISE CITY FIRE DEPARTMENT	
Address	1620 N LIBERTY	
City	BOISE, ID 83704	

ID Underground Storage Tanks

	Coordinates	43.619181, -116.261406
	Distance to site	5767 ft / 1.092 mi SW
	Name	7-ELEVEN #23730
	Address	6410 FAIRVIEW AVE
City		BOISE, ID 83704
	Coordinates	43.638718, -116.261939
	Distance to site	5954 ft / 1.128 mi NW
	Name	BOISE HOME CENTER
	Address	4774 CHINDEN
City		BOISE, ID 83714

ID Leaking Underground Storage Tanks

The Idaho Department of Environmental Quality maintains and updates a database of leaking underground storage tanks.



ID Leaking Underground Storage Tanks

2	Coordinates Distance to site	43.62822, -116.238379 1511 ft / 0.286 mi E
Name	ACHD-ADAMS	
Address	3700 ADAMS ST	
City	BOISE, ID 83714	
3	Coordinates Distance to site	43.624615, -116.242044 1608 ft / 0.305 mi SE
Name	D & B AUTO	
Address	3660 CHINDEN BLVD	
City	BOISE, ID 83714	
4	Coordinates Distance to site	43.630319, -116.250078 1687 ft / 0.320 mi W
Name	JACKSONS FOOD STORE # 55	
Address	4124 CHINDEN BLVD	
City	BOISE, ID 83714	
5	Coordinates Distance to site	43.630865, -116.250846 1949 ft / 0.369 mi W
Name	GEM STOP #012	
Address	4168 CHINDEN	
City	BOISE, ID 83714	
6	Coordinates Distance to site	43.631749, -116.25073 2070 ft / 0.392 mi NW
Name	UNITED PARCEL SERVICE (UPS) 3	
Address	116 E 42ND ST	
City	BOISE, ID 83714	
7	Coordinates Distance to site	43.631305, -116.251466 2164 ft / 0.410 mi W
Name	GEORGE REYNOLDS PROPERTY	
Address	4204 CHINDEN BLVD	
City	BOISE, ID 83714	
8	Coordinates Distance to site	43.623175, -116.240015 2305 ft / 0.437 mi SE
Name	GLENN DICK EQUIPMENT CO.	
Address	3480 CHINDEN BLVD	
City	BOISE, ID 83714	
9	Coordinates Distance to site	43.634163, -116.254351 3354 ft / 0.635 mi NW
Name	QUALITY PRODUCE	
Address	107 1/2 E 44TH	
City	BOISE, ID 83714	
10	Coordinates Distance to site	43.633746, -116.254908 3391 ft / 0.642 mi NW
Name	JACKSONS FOOD STORES #120	
Address	4400 CHINDEN BLVD	
City	BOISE, ID 83714	

ID Leaking Underground Storage Tanks

11	Coordinates Distance to site	43.618994, -116.242486 3592 ft / 0.680 mi S
Name	FAIRGROUNDS TEXACO	
Address	4920 FAIRVIEW AVE	
City	BOISE, ID 83706	
12	Coordinates Distance to site	43.620614, -116.236407 3597 ft / 0.681 mi SE
Name	NORTHROP PERFORMANCE	
Address	3101 CHINDEN	
City	BOISE, ID 83714	
13	Coordinates Distance to site	43.618978, -116.240501 3695 ft / 0.700 mi S
Name	BROWN RENTAL	
Address	5280 FAIRVIEW	
City	BOISE, ID 83704	
14	Coordinates Distance to site	43.625418, -116.228923 4178 ft / 0.791 mi E
Name	QUIN ROBBINS CO INC	
Address	3100 MADISON ST	
City	BOISE, ID 83702	
15	Coordinates Distance to site	43.639006, -116.251273 4190 ft / 0.794 mi NW
Name	GEM MEAT PACKING	
Address	515 E 45TH	
City	BOISE, ID 83714	
16	Coordinates Distance to site	43.61904, -116.253454 4334 ft / 0.821 mi SW
Name	JACKSONS FOOD STORE #90	
Address	5800 FAIRVIEW AVE	
City	BOISE, ID 83704	
17	Coordinates Distance to site	43.640713, -116.243274 4358 ft / 0.826 mi N
Name	TREATMENT PLANT	
Address	790 LANDER ST	
City	BOISE, ID 83703	
18	Coordinates Distance to site	43.637882, -116.232151 4571 ft / 0.866 mi NE
Name	Stinker Store #70	
Address	3412 W STATE	
City	BOISE, ID 83703	
19	Coordinates Distance to site	43.635276, -116.228299 4787 ft / 0.907 mi E
Name	DICK'S CHEVRON STATION	
Address	3200 W STATE ST	
City	BOISE, ID 83703	

ID Leaking Underground Storage Tanks

20	Coordinates Distance to site	43.640852, -116.236513 4833 ft / 0.915 mi NE
Name	RONALD L OR ELAINE C YOUNG	
Address	3817 W STATE ST	
City	BOISE, ID 83703	
21	Coordinates Distance to site	43.634668, -116.227401 4893 ft / 0.927 mi E
Name	JACKSONS FOOD STORES #007	
Address	3110 STATE ST	
City	BOISE, ID 83703	
22	Coordinates Distance to site	43.640995, -116.252023 4928 ft / 0.933 mi NW
Name	GREEN ACRE PROPERTIES INC	
Address	605 E 46TH ST	
City	BOISE, ID 83714	
23	Coordinates Distance to site	43.640995, -116.252023 4928 ft / 0.933 mi NW
Name	BOISE CANNERY/GARDEN CITY	
Address	604 E 46TH ST	
City	BOISE, ID 83714	
24	Coordinates Distance to site	43.615231, -116.242588 4956 ft / 0.939 mi S
Name	TENNYSON TRANSFER & STORAGE	
Address	4910 IRVING ST	
City	BOISE, ID 83706	
25	Coordinates Distance to site	43.62273, -116.226937 5028 ft / 0.952 mi E
Name	TATES RENTS	
Address	2923 W IDAHO ST	
City	BOISE, ID 83702	
26	Coordinates Distance to site	43.614863, -116.243445 5078 ft / 0.962 mi S
Name	UHAUL 71851	
Address	1121 ORCHARD ST	
City	BOISE, ID 83706	
27	Coordinates Distance to site	43.633568, -116.225774 5132 ft / 0.972 mi E
Name	PERRY'S CAR WASH & BEV	
Address	3000 W STATE ST	
City	BOISE, ID 83703	

ENVIRONMENTAL QUESTIONNAIRE & DISCLOSURE STATEMENTS

ENVIRONMENTAL QUESTIONNAIRE AND DISCLOSURE STATEMENT FOR PROPERTY OWNER

As per ASTM Standard 1527-13, in order to qualify for one of the Landowner Liability Protections (LLPs) offered by the Small Business Liability Relief and Brownfields Revitalization Act of 2001 (the "Brownfields Amendments"), the User must provide the following information (if available) to the Environmental Professional. Failure to provide this information could result in a determination the "all appropriate inquiry" is not complete.

Project Number/Name: 20-08599 Vacant Lot

Property Address: 123 E. 39th Street in Garden City, Idaho 83714

Property Type: Commercial Industrial Multi-Tenant Vacant Land Farm Land Residential

QUESTIONNAIRE COMPLETED BY:

Name: Tyler Rice Signature: [Signature] Title: Owner

Address: 3529 W Hansen Ave

City/State/Zip: Boise ID 83703

Telephone: 208 703 3725

E-mail address: whf.rice@gmail.com

1. Are there any buildings/structures on the property? Yes No Unk

If yes, type of construction: _____

2. Will buildings/structures be constructed on the property in the future? Yes No Unk

If yes, type of construction: _____

3. If buildings exist or are proposed, do/will they have elevators? Yes No Unk N/A

4. Type of level below grade (existing or proposed)? (CIRCLE ANY THAT APPLY) N/A

Full Basement Crawl Space Slab on Grade Parking Garage Multi-level Slab on Grade

5. Ventilation in level below grade? N/A Yes No Unk

6. Sump pumps, floor drains, or trenches (existing or proposed)? N/A Yes No Unk

7. Radon or methane mitigations system installed? N/A Yes No Unk

8. Heating system type (existing or proposed)? (CIRCLE ANY THAT APPLY) N/A

Hot Air Circulation Electric Baseboard Hot Air Radiation Heat Pump Hot Water Radiation
 Wood Stove Kerosene Heater Steam Radiation Fireplace Coal Furnace
 Radiant Floor Heat Hot Water Fuel Oil Furnace Gas Furnace Other
 Circulation

9. Type of fuel energy (existing or proposed)? (CIRCLE ANY THAT APPLY) N/A

Natural Gas Electric Propane Fuel Oil Kerosene
 Wood Coal Solar Other

10. Have there ever been any environmental problems at the property? Yes No Unk

1. If yes, describe: _____

11. Does/will a gas station or dry cleaner operate anywhere on the property? Yes No Unk

12. Do any tenants use hazardous chemicals in relatively large quantities on the property? Yes No Unk

If yes, describe: _____

13. Have any tenants ever complained about odors in the building or experienced health-related problems that may have been associated with the building? Yes No Unk

14. Are the operations (or proposed operations to be performed) on the property OSHA regulated? N/A

If yes, describe: _____

15. Are there any existing or proposed underground storage tanks (USTs) or above ground storage tanks (ASTs)?

Yes No

If yes, describe:

Unknown

16. Have there been any USTS or ASTs located on the Property in the past?

Yes No

17. Are there or have there been any on site sewage disposal systems (septic, drainfields, drywells, etc.) on the Property?

Yes No

If yes, describe type and location

Unknown

18. Are there any wells located on the Property?

Yes No

If yes, describe type and location

Type Unknown, from SW corner, in about 85' out 15'

19. Are there any sensitive receptors (for example, children, elderly, people in poor health, and so forth) that occupy or will occupy the property?

Yes No

Unknown

20. Environmental Cleanup Liens that are Filed or have been Recorded against the Site (40CFR 312.25).

Did a search of recorded land title records (or judicial records where appropriate) identify any environmental liens filed or recorded against the property under federal, tribal, state or local law?

Yes No

If yes, describe:

Unknown

21. Activity and Land Use Limitations (AULs) that are in place on the site or that have been filed or recorded in a registry (40CFR 312.26)

Did a search of recorded land title records (or judicial records where appropriate) identify any AULs, such as engineering controls, land use restrictions or institutional controls that are in place at the property and/or have been filed or recorded against the property under federal, tribal, state or local laws?

Yes No

If yes, describe:

Unknown

22. Specialized Knowledge or Experience of the person seeking to qualify for the LLP (40CFR 312.28)

Do you have any specialized knowledge or experience related to the property or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the property or an adjoining property so that you should have specialized knowledge of the chemicals and processes used by this type of business?

Yes No

If yes, describe:

23. Relationship of the Purchase Price to the Fair Market Value of the Property if it were not Contaminated (40CFR 312.29)

Does the purchase price being paid for this Property reasonably reflect the fair market value of the property?

Yes No

24. If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the property?

Yes No

If yes, describe:

N/A

25. Commonly Known or Reasonably Ascertainable Information about the Property (40CFR 312.30)

a) Do you know the past use(s) of the property?

Yes No

If yes, describe:

b) Do you know of specific chemicals that are present or once were present at the property? Yes ☒ No

If yes, describe: _____

c) Do you know of spills or other chemical release that have taken place at the property? Yes ☒ No

If yes, describe: _____

d) Do you know of any environmental cleanups that have taken place at the property? Yes ☒ No

If yes, describe: _____

26. The Degree or Obviousness of the Presence or Likely Presence of Contamination at the Property, and the Ability to Detect the Contamination by Appropriate Investigation (40 CFR 312.31).

Based on your knowledge and experience related to the property, are there any obvious indicators that point to the presence or likely presence of contamination at the property? Yes ☒ No

If yes, describe: _____

27. What is the reason for conducting the Phase I Environmental Site Assessment?

You will have to ask the buyer, I am not requesting the Assessment

28. Have any previous Environmental Assessment Reports been prepared for the Property? Yes ☒ No

If so, provide date(s) and a copy of the report. _____

None that I am aware of

QUALIFICATIONS OF ENVIRONMENTAL ASSESSOR

**DEFINITION OF ENVIRONMENTAL PROFESSIONAL AND RELEVANT EXPERIENCE THERETO,
PURSUANT TO 40 CFR312.10**

1) Environmental Professional

a) *Environmental Professional* means:

- i) A person who possesses sufficient specific education, training, and experience necessary to exercise professional judgment to develop opinions and conclusions regarding conditions indicative of releases or threatened releases (see §312.1(c) on, at, in, or to a property, sufficient to meet the objectives and performance factors in §312.20(e) and (f).
- ii) Such a person must: (i) hold a current Professional Engineer's or Professional Geologist's license or registration from a state, tribe, or U.S. territory (or the Commonwealth of Puerto Rico) and have the equivalent of three (3) years of full-time relevant experience; or (ii) be licensed or certified by the federal government, a state, tribe, or U.S. territory (or the Commonwealth of Puerto Rico) to perform environmental inquiries as defined in §312.21 and have the equivalent of three (3) years of full-time relevant experience; or (iii) have a Baccalaureate or higher degree from an accredited institution of higher education in a discipline of engineering or science and the equivalent of five (5) years of full-time relevant experience; or (iv) have the equivalent of ten (10) years of full-time relevant experience.
- iii) An environmental professional should remain current in his or her field through participation in continuing education or other activities.
- iv) The definition of environmental professional provided above does not preempt state professional licensing or registration requirements such as those for a professional geologist, engineer, or site remediation professional. Before commencing work, a person should determine the applicability of state professional licensing or registration laws to the activities to be undertaken as part of the inquiry identified in §312.21(b).
- v) A person who does not qualify as an environmental professional under the foregoing definition may assist in the conduct of all appropriate inquiries in accordance with this part if such person is under the supervision or responsible charge of a person meeting the definition of an environmental professional provided above when conducting such activities.

2) Relevant Experience

- vi) *Relevant Experience*, as used in the definition of environmental professional in this section, means: participation in the performance of all appropriate inquiries investigations, environmental site assessments, or other site investigations that may include environmental analyses, investigations, and remediation which involve the understanding of surface and subsurface environmental conditions and the processes used to evaluate these conditions and for which professional judgment was used to develop opinions regarding conditions indicative of releases or threatened releases (see §312.1(c)) to the subject property.

BRENDA L. MAGNUSON, REA
Sage Environmental Services, LLC

2112 N. 33RD STREET, BOISE, IDAHO 83703
(208) 867-8876

PROFESSIONAL EXPERIENCE

Sage Environmental Services, LLC 2000-Present Boise, ID
Owner
Complete property transfer site assessments, asbestos management plans, asbestos and lead paint surveys and radon testing. I also conduct subsurface investigations including soil sampling, groundwater sampling, and provide project oversight in the installation of groundwater monitoring wells.

Langston-Williams, Inc. 1997 - 2000 Boise, ID
Environmental Scientist
Complete property transfer site assessments, asbestos management plans, asbestos and lead paint surveys and radon testing. I also conduct subsurface investigations including soil sampling, groundwater sampling, and provide project oversight in the installation of groundwater monitoring wells.

EnviroSearch International 1995 - 1997 Boise, ID
Environmental Scientist
Assessed commercial properties for environmental conditions prior to property transfer, prepared asbestos management plans, conducted asbestos and lead paint surveys, and collected samples for radon analyses. I also provided technical field support to the Boise office

Osprey Environmental, Inc. 1991 - 1995 Boise, ID
Environmental Specialist
Completed property transfer site assessments, asbestos management plans, asbestos and lead paint surveys and radon testing. Conducted subsurface investigations including soil sampling, groundwater sampling, and provided project oversight in the installation of groundwater monitoring wells.

Power Environmental Services, Inc. 1992 - 1993 Boise, ID
Environmental Specialist
Completed property transfer site assessments and Spill Containment and Countermeasures Plans for a number of Idaho Power's hydroelectric power plants.

Boise City Public Works Department – Environmental Div. 1987 - 1992 Boise, ID
City of Blackfoot - Water Pollution Control 1984 - 1987 Blackfoot, ID

EDUCATION

IDAHO STATE UNIVERSITY Pocatello, ID
Bachelor of Science: Biology- 1983

Certifications

Idaho Wastewater Operator Certificate, Class I	1986
Idaho Water/Wastewater Laboratory Operator Certificate; Class II	1986
Hazardous Materials and Hazardous Waste Seminar, Boise State University	1988
Solvent Management for Idaho Businesses, Boise State University	1989
Treatment of Metal Wastestreams - California State University, Sacramento	1990
Pretreatment Facility Inspection – California State University, Sacramento	1990
Basic Understanding and Complying with the Hazardous Waste Management Regulations	1991
OSHA Hazardous Waste Operation and Emergency Response Training Course August	1992
Idaho Groundwater Resources Course, University of Idaho Extension Office, Boise, Idaho	1993
Practices and Procedures for Asbestos Inspectors and Management Planner	1993
NESHAPS Asbestos Inspector/Management Planner Certification	1993
OSHA Hazardous Waste Operation and Emergency Response Training Course	1993
ASHERA Asbestos Inspector/Management Planner Certification (updated annually)	1994

MEMBERSHIPS & APPOINTMENTS

Cal/EPA Registered Environmental Assessor (REA) Certificate #06973

EXPERTISE

- Phase One and Two Site Assessments
- Pollution Prevention
- Waste Minimization
- Water/Groundwater Sampling
- Underground Storage Tank Management
- Asbestos Inspections
- Asbestos Sampling
- Asbestos Management Plans
- Soil Sampling/Characterization

REPRESENTATIVE CLIENTS

First Security Bank of Idaho, N.A.	Washington Mutual Bank
Bank of America	Western Bank
U.S. BANCORP	Wells Fargo Bank
Seafirst Bank	Key Bank National Association
Environmental Consulting Group	Farmers and Merchants Bank
Washington Trust Bank	Washington Federal Savings & Loan
DK Commercial Real Estate	DL Evans Bank
Idaho Independent Bank	The Clawson Group, Inc.
Construction Lending Corporation of America	D.B. Fitzpatrick & Company

As well as a number of local attorneys, insurance companies, out-of-state financial institutions, developers, real estate agencies, developers, and private parties.

REFERENCES

DK Commercial Real Estate
1880 S. Cobalt Point Way
Boise, Idaho 83714
Ms. Brenda Clay (208) 371-5804

RA Schultz & Company
1524 W. Franklin Street
Boise, Idaho 83702
Mr. Richard A. Schultz (208) 343-7070

Idaho Independent Bank
8351 W. Overland Road
Boise, Idaho 83709
Contact: Mr. Charlie Kouba (208) 345-2960

Sterling Savings Bank
420 W. Main Street, Suite 205
Boise, Idaho 83702
Mr. Jeffrey Jones (208) 424-2000

Thornton-Oliver-Keller Commercial Real Estate
250 S. 5th Street
Boise, Idaho 83702
Contact: Mr. Jerry VanEngen (208) 378-4600

Capital Matrix, Inc.
1471 Shoreline Dr., Suite 123
Boise, ID 83702
Contact: Ms. Deborah Brown (208) 383-3473
Ms. Ann Munroe

KENDRA SZUDERA

ASSOCIATE

(208) 407-6315

PROFESSIONAL EXPERIENCE

Sage Environmental Services, LLC 2014-Present Boise, ID
Associate: Assist in the completion of environmental site assessments, including conducting site visits, property history research, and report writing.

Empowered Birth Services, LLC 2008-2013 Boise, ID
Owner, Doula: Founded and operated a professional childbirth services company; assisted clients before, during, and after childbirth.

Starbucks Coffee Company 2004-2009 Helena, MT and Boise, ID
Various roles including Store Manager, Assistant Store Manager, Shift Supervisor, Barista: Managed day-to-day operations of store, including ensuring budget and customer service goals were met, scheduling, and hiring decisions.

EDUCATION

CARROLL COLLEGE Helena, MT
Bachelor of Arts: Psychology—2004

Certifications

ASTM Environmental Site Assessments for Commercial Real Estate Training
Course; Phoenix, AZ April 2016