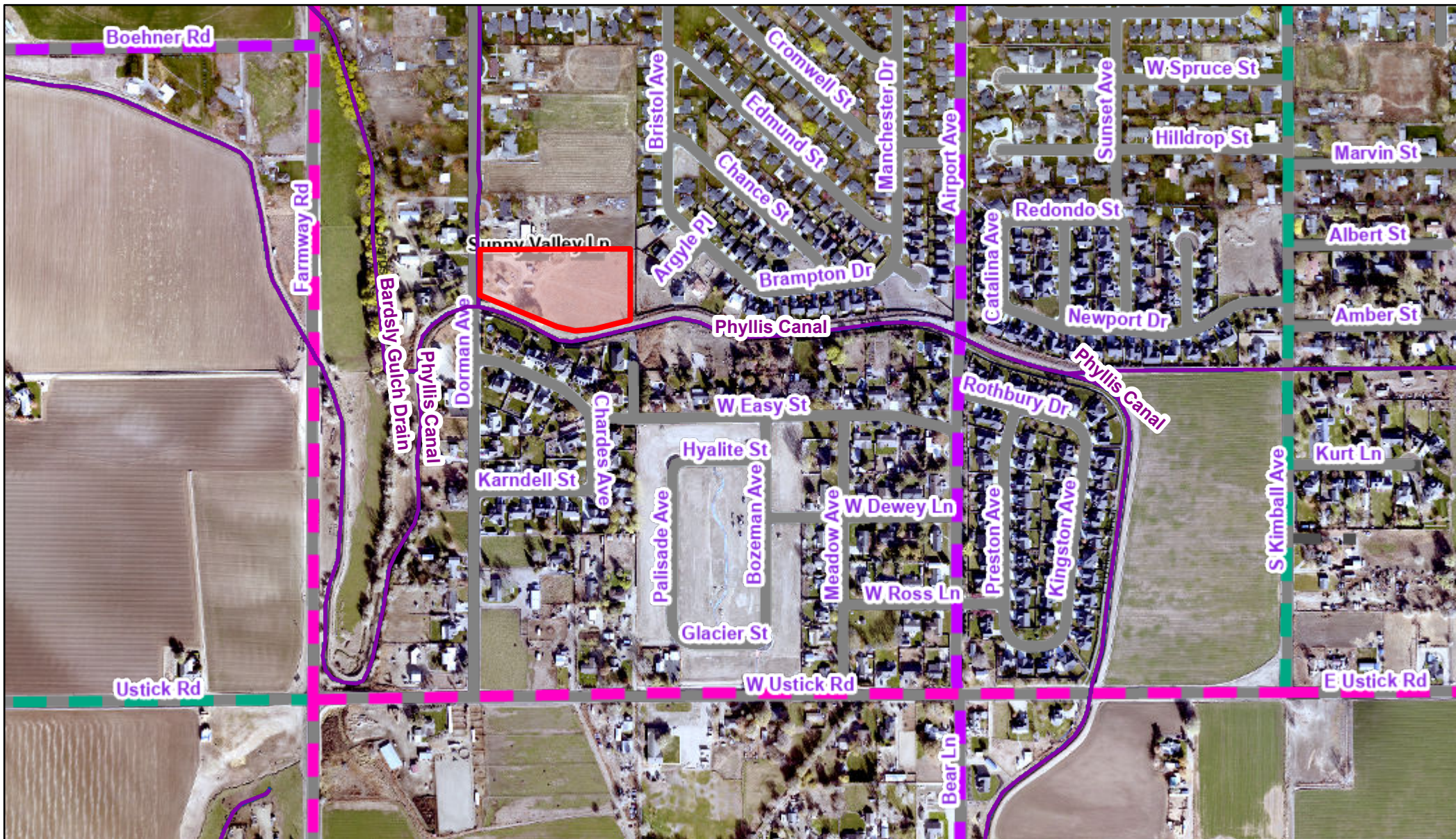
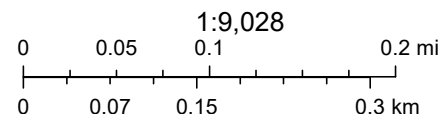


Canyon County, ID Web Map



6/27/2023, 10:55:00 AM

- Multiple Parcel Search_Query result
- Hydro_NHDFlowline
- Hydro_NHDFlowline
- CC_PrivateRoads
- CanyonCountyRoads
- Roads
- ITDFunctionalClassification
- Major Collector
- Minor Arterial
- Other Principal Arterials
- Canyon County Imagery_2019
- Red: Band_1
- Green: Band_2



Bureau of Land Management, State of Oregon, State of Oregon DOT, State of Oregon GEO, Esri Canada, Esri, HERE, Garmin, INCREMENT P, Intermap, USGS, METI/NASA, EPA, USDA

MASTER APPLICATION

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #140, Caldwell, ID 83605

www.canyonco.org/dsd.aspx Phone: 208-454-7458 Fax: 208-454-6633



PROPERTY OWNER	OWNER NAME: <i>Giedrius & Viktorija Martinaitis</i>
	MAILING ADDRESS: <i>3607 Dorman Ave Caldwell, Id. 83605</i>
	PHONE: [REDACTED] EMAIL: [REDACTED]

I consent to this application and allow DSD staff / Commissioners to enter the property for site inspections. If owner(s) are a business entity, please include business documents, including those that indicate the person(s) who are eligible to sign.

Signature: *[Signature]* Date: *4-27-2022*

(AGENT) ARCHITECT ENGINEER BUILDER	CONTACT NAME: <i>SAME AS ABOVE</i>
	COMPANY NAME:
	MAILING ADDRESS:
	PHONE: EMAIL:

SITE INFO	STREET ADDRESS: <i>3607 Dorman Ave</i>
	PARCEL #: <i>R27989</i> LOT SIZE/AREA:
	LOT: <i>13/4</i> BLOCK: SUBDIVISION: <i>Wood's Acreage</i>
	QUARTER: <i>SW</i> SECTION: <i>33</i> TOWNSHIP: <i>4N</i> RANGE: <i>3W</i>
	ZONING DISTRICT: <i>R-1</i> FLOODZONE (YES/NO): <i>No</i>

HEARING LEVEL APPS	<input type="checkbox"/> CONDITIONAL USE	<input type="checkbox"/> COMP PLAN AMENDMENT	<input type="checkbox"/> CONDITIONAL REZONE
	<input type="checkbox"/> ZONING AMENDMENT (REZONE)	<input type="checkbox"/> DEV. AGREEMENT MODIFICATION	<input type="checkbox"/> VARIANCE > 33%
	<input type="checkbox"/> MINOR REPLAT	<input type="checkbox"/> VACATION	<input type="checkbox"/> APPEAL
	<input checked="" type="checkbox"/> SHORT PLAT SUBDIVISION	<input type="checkbox"/> PRELIMINARY PLAT SUBDIVISION	<input type="checkbox"/> FINAL PLAT SUBDIVISION

DIRECTORS DECISION APPS	<input type="checkbox"/> ADMINISTRATIVE LAND DIVISION	<input checked="" type="checkbox"/> EASEMENT REDUCTION	<input type="checkbox"/> SIGN PERMIT
	<input type="checkbox"/> PROPERTY BOUNDARY ADJUSTMENT	<input type="checkbox"/> HOME BUSINESS	<input type="checkbox"/> VARIANCE 33% >
	<input checked="" type="checkbox"/> PRIVATE ROAD NAME	<input type="checkbox"/> TEMPORARY USE	<input type="checkbox"/> DAY CARE
	<input type="checkbox"/> OTHER		

CASE NUMBER: *SD 2022-0023*

DATE RECEIVED: *4/27/22*

RECEIVED BY: *Maddy Vander Veen*

APPLICATION FEE: *\$1,970* CK MO CASH

04/27/2022

Letter of Intent

Giedrius and Viktorija Martinaitis

3607 Dorman Avenue

Caldwell, ID 83605

Phone: [REDACTED]

To Whom it May Concern,

We are pleased to present this Letter of Intent to do a short plat split for our property. We have enjoyed living in this wonderful neighborhood, and have friends and family expressed interest to live here as well.

Our current lot is 3.99 acres and we are proposing to do a split into three lots. With that, we do not anticipate any change in traffic counts or patterns. There will be no phasing of development as we are strictly splitting the lots. There will be no change / affect to neighboring uses. There will be no business operations. Finally, Zoning is currently R-1 and there won't be any changes to the zoning.

We appreciate the time, energy and consideration that your team will take discussing and completing this request.

Should you have any questions, please do not hesitate to contact us.

Thank you for your kind consideration.

Giedrius and Viktorija Martinaitis

SUBDIVISION WORKSHEET

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #140, Caldwell, ID 83605

www.canyonco.org/dsd.aspx Phone: 208-454-7458 Fax: 208-454-6633



GENERAL

1. HOW MANY LOTS ARE YOU PROPOSING?

Residential 2 Non-buildable _____ Common _____

2. AVERAGE LOT SIZE OF THE RESIDENTIAL PARCELS

1.3 ACRES

IRRIGATION

1. IRRIGATION WATER IS PROVIDED VIA:

Irrigation Well Surface Water

2. WHAT PERCENTAGE OF THE PROPERTY HAS WATER? _____ %

3. HOW MANY INCHES OF WATER ARE AVAILABLE TO PROPERTY? _____

4. HOW DO YOU PLAN TO RETAIN STORM AND EXCESS WATER ON EACH LOT?

5. HOW DO YOU PLAN TO PROCESS STORM WATER / EXCESS IRRIGATION WATER PRIOR TO IT ENTERING THE ESTABLISHED DRAINAGE SYSTEM?

ROADS

1. ROADS WITHIN THE DEVELOPMENT WILL BE:

Public Private N/A

* Private Road names must be approved by the County and the private road application submitted with the Preliminary Plat*

HILLSIDE DEVELOPMENT

N/A

1. OF THE TOTAL LOTS REQUESTED, HOW MANY OF THE LOTS WILL CONTAIN SLOPES GREATER THAN 15%?

Residential _____ Non-Buildable _____ Common _____

2. WILL THE PROPOSED ROAD (S) BE LOCATED WITHIN ANY AREA THAT HAS SLOPES GREATER THAN 15%?

YES NO

*If YES, a grading plan is required.

SUBDIVISION WORKSHEET

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #140, Caldwell, ID 83605

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SUBDIVISIONS WITHIN AN AREA OF CITY IMPACT

1. **WILL YOU BE REQUESTING WAIVERS OF SUBDIVISION IMPROVEMENT REQUIREMENTS FROM THE CITY?**
 YES NO

2. **IF YES, WHICH WAIVERS WILL YOU BE REQUESTING?**
 CURBS GUTTERS SIDEWALKS STREETLIGHTS LANDSCAPING

IRRIGATION PLAN APPLICATION

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #140, Caldwell, ID 83605

www.canyonco.org/dsd.aspx Phone: 208-454-7458 Fax: 208-454-6633



VM

Applicant(s) Gredrius, Viktorija Martonaitis
Name _____ Daytime Telephone Number _____
3607 Dorman Ave Caldwell, Id 83605
Street Address _____ City, State _____ Zip _____

Representative Name SAME AS ABOVE
Daytime Telephone Number / E-mail Address _____
Street Address _____ City, State _____ Zip _____

Location of Subject Property: _____
Two Nearest Cross Streets or Property Address _____ City _____

Assessor's Account Number(s): R 27989 Section 33 Township 4N Range 3W

This land:
 Has water rights available to it.
 Is dry and has no water rights available to it. If dry, please sign this document and return to the Development Services Department representative from whom you received it.

Idaho Code 31-3805 states that when all or part of a subdivision is "located within the boundaries of an existing irrigation district or canal company, ditch association, or like irrigation water delivery entity ... no subdivision plat or amendment to a subdivision plat or any other plat or may recognized by the city or county for the division of land will be accepted, approved, and recorded unless:"

- a. The appropriate water rights and assessment of those water rights have been transferred from said lands or excluded from an irrigation entity by the owner; or
- b. The owner, person, firm, or corporation filing the subdivision plat or amendment to a subdivision plat or map has provided underground tile or conduit for lots of one (1) acre or less, or a suitable system for lots of more than one (1) acre which will deliver water to those land owners within the subdivision who are also within the irrigation entity with the appropriate approvals:
 - 1. For proposed subdivisions located within negotiated area of city impact, both city and county zoning authorities must approve such irrigation system in accordance with Idaho Code Section 50-1306. In addition, the irrigation entity charged with the delivery of water to said lands must be advised regarding the irrigation system.

2. For proposed subdivisions outside of negotiated areas of city impact, the delivery system must be approved by the Planning and Zoning Commission and the Board of County Commissioners with the advice of the irrigation entity charged with the delivery of water to said lands.

To better understand your irrigation request, we need to ask you a few questions. A list of the map requirements follows the short questionnaire. **Any information missing information may result in the delay of your request before the Planning and Zoning Commission and ultimately the approval of your irrigation plan by the Board of County Commissioners.**

1. Are you within an area of negotiated City Impact? Yes No
If yes, please include a copy of approvals by the City Planning & Zoning Commission and City Council of your Irrigation Plan.

2. What is the name of the irrigation and drainage entities servicing the property?

Irrigation: Pioneer Irr District

VM Drainage: None

3. How many acres is the property being subdivided? 3.98

- VM* 4. What percentage of this property has water? 100

- VM* 5. How many inches of water are available to the property? 9 minims Inches / Acre

6. How is the land currently irrigated? Surface Irrigation Well
 Sprinkler Above Ground Pipe Underground Pipe

- VM* 7. How is the land to be irrigated after it is subdivided? Surface Irrigation Well
 Sprinkler Above Ground Pipe Underground Pipe

- VM* 8. Please describe how the head gate/pump connects to the canal and irrigated land and where ditches and/or pipes go.
Head Gate on Western Lot will have Pipe going to each lot along Southern boundary. Agreement for use btwn homeowners.

9. Are there irrigation easement(s) on the property? Yes No

10. How do you plan to retain storm and excess water on each lot?
Breams along roadway (Pavement)

11. How do you plan to remove the storm water /excess irrigation water prior to it entering the established drainage system? (i.e. oil, grease, contaminated aggregates)
No Drainage System

===== Applicant Acknowledgement =====

I, the undersigned, agree that prior to the Development Services Department accepting this application I am responsible to have all of the required information and site plans.

I further acknowledge that the irrigation system, as approved by the Planning and Zoning Commission and ultimately the Board of County Commissioners, must be bonded and/or installed prior the Board's signature on the final plat.

Signed:  Date: 4, 27, 2022
Property Owner (Application Submitted)

Signed: _____ Date: ____/____/____
Applicant/Representative (if not property owner) (Application Submitted)

Accepted By: _____ Date: ____/____/____
Director / Staff

Irrigation Plan Map Requirements

The irrigation plan **must be on a scalable map** and show all of the irrigation system including all supply and drainage structures and easements. Please include the following information on you map:

- 1 All canals, ditches, and laterals with their respective names.
- 2 Head gate location and/or point of delivery of water to the property by the irrigation entity.
- 3 Rise locations and types, if any.
- 4 Easements of all private ditches that supply adjacent properties (i.e. supply ditches and drainage ways).
- 5 Slope of the property in various locations.
- 6 Direction of water flow (use short arrows → on your map to indicate water flow direction).
- 7 Direction of wastewater flow (use long arrows -----→ on you map to indicate wastewater direction).
- 8 Location of drainage ponds or swales, anywhere wastewater will be retained on the property.
- 9 Other information: _____

Also, provide the following documentation:

- Copy of any water users' association / agreement (s) that are currently in effect, which outlines water schedules and maintenance responsibilities.

QUITCLAIM DEED

FOR VALUE RECEIVED

Viktorija Martinaitis, a married woman as her sole and separate property do(es) hereby convey, release and forever quitclaim unto: Viktorija Martinaitis and Giedrius Martinaitis, wife and husband whose current address is 3607 Dorman Ave., Caldwell, ID 86305 (the "Grantee"), the following described premises, to-wit:

See Attached Exhibit "A"

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Date: 1/28/2021

[Signature]
Viktorija Martinaitis

2021-007610
RECORDED
02/01/2021 01:16 PM
[Barcode]
00584102202100076100020021
CHRIS YAMAMOTO
CANYON COUNTY RECORDER
Pgs=2 SCARDENAS \$15.00
DEED
VIKTORIJA MARTINAITIS

STATE OF California COUNTY OF Sonoma ss.

On this 28th day of January, 2021, before me, before me, the undersigned, a Notary Public in and for said State, personally appeared Viktorija Martinaitis known or identified to me to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same.

Signature: [Signature]
Name: MF Moura
Residing at: 4320 Laguna Ave Santa Rosa, CA 95407
My Commission Expires: Dec 22, 2022

(SEAL)



EXHIBIT A

Order No.: 34602022941

For APN/Parcel ID(s): 27989000 0

A part of Lots 13 and 14 of Woods Acreage, according to the plat thereof, filed in Book 1 of Plats at Page(s) 29, being in the Southeast quarter of the Northwest quarter of the Southwest quarter of Section 33, Township 4 North, Range 3 West, Boise Meridian, Canyon County, Idaho, more particularly described as follows:

Commencing at the Northwest corner of Lot 14 of Woods Acreage, which point is 25 feet East of the Northwest corner of the Southeast quarter of the Northwest quarter of the Southwest quarter of Section 33, Township 4 North, Range 3 West, Boise Meridian; thence South 0° 15' West 167 feet along the West line of said Lot 14 to the Initial Point; thence continuing South 0° 15' West 186 feet along the West line of said Lot 14 and Lot 13 of Woods Acreage to the Northerly right-of-way line of the Phyllis Canal; thence meandering along the said Northerly line of the Phyllis Canal South 67° 15' East 340 feet thence South 76° 45' East 75 feet; thence North 85° 15' East 75 feet; thence North 76° 15' East 155.3 feet to a point in the East line of said Lot 13; thence North 0° 12' East 290.4 feet along the East line of Lot 13 and Lot 14 to a point 167 feet South of the Northeast corner of said Lot 14; thence North 89° 51' West 613.5 feet parallel to the North line of said Lot 14 to the Initial Point.

PRIVATE ROAD NAME APPLICATION
CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #140, Caldwell, ID 83605
www.canyonco.org/dsd.aspx Phone: 208-454-7458 Fax: 208-454-6633



Addressing Ordinance CCZO 06-05-09(2B) & 06-05-11(1, 3): All street names shall be approved by the Director within the unincorporated area of the County designated for addressing by the County. The right to use a street or private road name, its accompanying street designation and right to install a sign for a street. Proposed street and private road names for new subdivisions, proposed new private roads.

Applicant(s): Georgios & V. Georgia Montmartz Phone: _____
Please Print Name

3607 Dorman Ave Caldwell, Id 83605
Current Street Address City/State Zip

Location of Private Road: Dorman & Easy St.
Two Nearest Cross Streets


Parcel Number of owner requesting private road name: R 27989


The following must be provided as part of this application:

- 1. A dimensioned sketch showing the location, configuration and length of the private road.
- 2. A typewritten or printed list of names and addresses of all persons having a legal right to use the road. (They must sign below.)
- 3. A list containing a minimum of three proposed road names in preferential order, i.e. first choice as number one, etc.
 - a. First Choice: MARTIN DRIVE / ROAD
 - b. Second Choice: SUNSET DRIVE / ROAD
 - c. Third Choice: SUNRISE DRIVE / ROAD
- 4. If project requires multiple road names provide road names use this section. Mark on sketch which road names belongs to each road segment. If more than three road names are needed, please write them on a separate piece of paper.
 - a. First road name : _____
 - b. Second road name: _____
 - c. Third road name: _____

NOTE: Words that are difficult to spell or pronounce are generally prohibited. The Director may reject a street name if the street name is found to be vulgar, rude or offensive. Private road names cannot be first, last names, or initials. Proposed roads names cannot use words, sound alike or similar spelling from an existing road name. If the parties who have the legal right to utilize the road cannot agree on a name, Development Services Department will take suggestions from all parties and make the final decision and approval. (§ 06-05-13(13)). Please note that The County makes every effort to notify public and private agencies of new address, address changes or new private roads. The County cannot guarantee the agencies will update their records to reflect this new address, address change or new private road. It is suggested that you make "Suggestion Edits" on Google Maps to update your new private road and new addresses.

We, the undersigned, declare that we are owners of all or portions of the land upon which the private road lies or have legal right of ingress and egress upon said road. We understand that we are responsible for the purchasing of a **blue private road sign** of a design approved by the Board of County Commissioners, and installed in accordance with the most current edition of the Manual Of Uniform Traffic Control Devices, such installation to be inspected and approved by the County Engineer. **We further understand that our address will change as a result of naming this private road.**

Signed:  Viktorija Martinaitis Date: 4-27-2022
Primary Applicant/Property Owner Application Date

Signed:  Printed Name: Gedrius Martinaitis Date: 4-27-2022
Applicant/Property Owner

Signed: _____ Printed Name: _____ Date: _____
Applicant/Property Owner

Signed: _____ Printed Name: _____ Date: _____
Applicant/Property Owner

(Please attach additional sheets if more signatures are required)

Accepted By: _____ Date: _____
Director / Staff Signature Application Accepted

Office Use Only:	Case #:	Received by:	Date:	Fees:	Receipt #:
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Revised 11/20/2020

EASEMENT & ROAD REDUCTION CHECKLIST

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #140, Caldwell, ID 83605

www.canyonco.org/dsd.aspx Phone: 208-454-7458 Fax: 208-454-6633



CCZO § 07-10-03 (1) Frontage, Easement, or Road Lot Required: For the purpose of providing adequate access for equipment, emergency vehicles and other services to inhabited buildings, each parcel must demonstrate access by one of the following prior to issuance of a Certificate of Zoning Compliance (A) Frontage, (B) Easement or (C) Road Lot.

CHECK THE APPROPRIATE APPLICATION TYPE:

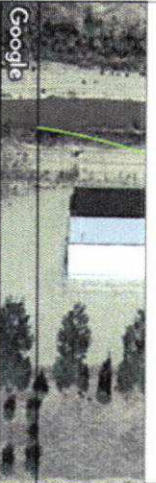
- Easement Reduction Request** – The easement width requirement may be reduced to a width not less than twenty eight feet (28') as determined by the director, upon approval of criteria outlined in the Zoning Ordinance § 07-10-03 (1)(B).
- Frontage Reduction Request** – The frontage width requirement may be reduced to a width not less than fifty feet (50'), as determined by the director, upon approval of criteria outlined in the Zoning Ordinance § 07-10-03 (1)(A).
- Road Lot Reduction Request** –The road width requirement may be reduced to a width not less than fifty feet (50') as determined by the director, upon approval of criteria outlined in the Zoning Ordinance § 07-10-03 (1)(C).

THE FOLLOWING ITEMS MUST BE SUBMITTED WITH THIS CHECKLIST

- Master Application completed and signed
- Site Plan 8 ½" x 11" showing the proposed reduction and any circumstances that may justify the need
- Detailed letter fully describing the request, and justifications for the request such as how it will provide adequate access, do physical characteristics of the site require the reduction, does the request cause injury, damage, or a safety hazard?
- Deed or evidence of property interest to all subject properties
- \$100 non-refundable fee (\$80 when combined with other applications)**

PROCESS: DIRECTORS DECISION

-  Boundaries
-  Counties
-  Parcels
-  Condos
-  Parcels
-  Roads
-  Ada County/Railroad
-  Ada County/Road Centerline
-  INTERSTATE
-  COLLECTOR
-  ARTERIAL
-  LOCAL
-  ALLEY
-  Canyon County/Road Centerline
-  INTERSTATE
-  HIGHWAY
-  COLLECTOR
-  ARTERIAL
-  LOCAL ROAD
-  PRIVATE
-  Surveys
-  CPF
-  Record Of Survey
-  Water
-  Ada County/Water
-  Canyon County/Lake Lowell
-  Canyon County/Shale River



43°38'13.38" N 116°42'28.44" W

PRIVATE ROAD NAME CHECKLIST

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #140, Caldwell, ID 83605

www.canyonco.org/dsd.aspx Phone: 208-454-7458 Fax: 208-454-6633



Private roads serving more than 2 permanent dwellings or inhabited buildings shall be named and signed. CCZO 07-10-03 (3.A.5)

THE FOLLOWING ITEMS MUST BE SUBMITTED WITH THIS CHECKLIST:

I am applying for:

New Road Name

Change an Existing Road Name

<input type="checkbox"/> Master Application completed and signed
<input checked="" type="checkbox"/> Site plan, sketch, or record of survey with easement length, width, location, configuration, and the two nearest cross streets. The easement or right-of-way parcel that is intended for the private road MUST BE HIGHLIGHTED!
<input type="checkbox"/> Name Change Application (if changing the name of an existing road)
<input type="checkbox"/> A printed list of names and addresses of all persons having legal right to use the road
<input type="checkbox"/> A copy of the Road Name verification from Canyon County Development Services, usually an email (see #2 below)
<input type="checkbox"/> A list proposing a minimum of 5 distinct road names in preferential order, i.e. first choice as number one, etc
<input type="checkbox"/> A copy of the easement legal description and Road User's Maintenance Agreement (RUMA)
<input checked="" type="checkbox"/> Easement Reduction application (if requesting an easement less than 60 feet wide down to 28 feet)
<input type="checkbox"/> Your engineers certification that road meets the minimum County Private Road requirements and proof the sign is installed is required before the certificate of occupancy is issued, record of survey or platting is approved
<input type="checkbox"/> \$300 non-refundable fee or \$80 if combined with another application such as Administrative Land Division, Short Plat Subdivision, Easement Reduction or other application

NOTES:

1. The purpose of this application is to ensure the public health, safety, general welfare, peace, good order, comfort and convenience of the county and provide a coordination of street names and numbering grid system, coordination of addresses for quick efficient delivery of emergency services and administration of enforcement by defining powers and duties of the director.
2. Prior to submitting this application please propose a minimum of five (5) distinct road names in preferential order to Tony Almeida at talmeida@canyonco.org so the proposed names can be checked to verify they are not already used within the County.
3. You may request a current and reserved road names list so you can verify on your own if your proposed road name is used or reserved. Current and reserved road name list are in excel format (.xlsx). You may also download the list from our website, named "Current Road Names Table Public.pdf" located under the GIS tab; <https://www.canyonco.org/elected-officials/commissioners/development-services>. Proposed road names will only be reserved for sixty (60) days from when the application was accepted by Canyon County Development Services. If the sixty (60) days have expired you will need to reply.
4. **Words that are difficult to spell or pronounce are generally prohibited.** The Director may reject a street name if the street name is found to be vulgar, rude or offensive. Private road names cannot be first, last names, or initials. Proposed roads names cannot use words, sound alike or similar spelling from an existing road name. If the parties who have the legal right to utilize the road cannot agree on a name, the Development Services Director will take suggestions from all parties and make the final decision and approval. (§ 06-05-13(13))
5. Please note that the County makes every effort to notify public and private agencies of new address, address changes or new private roads. The County cannot guarantee the agencies will update their records to reflect this new address, address change or new private road. It is suggested that you make "Suggested Edits" on Google Maps to update your new private road and new addresses.

SITE PLAN & LETTER OF INTENT - CHECKLIST

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #140, Caldwell, ID 83605

www.canyonco.org/dsd.aspx Phone: 208-454-7458 Fax: 208-454-6633



The site plan is a detailed GRAPHICAL description of existing and proposed site features. Include all applicable items on your site plan:

- All existing and proposed structures and dimensions (i.e. 40'X30' shop, 20'x20' shed, 40'x50' house, 10' windmill, etc.)
- Infrastructure: well, septic, irrigation ditch, settling ponds, drainage swales, etc.
- Transportation: parking, loading areas, driveways, etc. adjacent driveways, roads, highways or other accesses
- Easement locations and dimensions
- Setbacks from property lines, section lines, collectors and arterial roads and/or building envelope
- Areas of steep slopes, wetlands, and/or floodplain
- Existing or proposed fences
- Signs
- Major landscaping or hardscaping, such as large trees, berms, or retaining walls, water features
- Areas of activity, outdoor seating, food vendor area, stockpiling, open pit, etc.
- Any other site features worth noting

WM The Letter of Intent is a detailed WRITTEN description of proposed and existing uses at the site. Include all applicable items in your letter:

- A description of the proposed use and existing uses
- A description of the proposed request and why it is being requested
- Expected traffic counts and patterns
- Phasing of development
- How proposed use may affect neighboring uses
- A description or further explanation of the site features (see site plan list above)
- Explanation of any other permits through other agencies that may be required
- Description of business operations, such as number of employees, hours of operation, delivery and shipping
- A description of how the proposed use is consistent with specific zoning criteria or comprehensive plan policies
- Any other items which may require further explanation

SHORT PLAT SUBMITTAL LIST

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #140, Caldwell, ID 83605

www.canyonco.org/dsd.aspx Phone: 208-454-7458 Fax: 208-454-6633



- A. The proposed subdivision does not exceed fourteen (14) lots.
- B. No major special development considerations are involved such as development in the floodplain, hillside development, etc. and
- C. All required information for both preliminary and final plat is complete and in acceptable form. **CCZO 07-17-17**

THE FOLLOWING ITEMS MUST BE SUBMITTED WITH THIS CHECKLIST:

VM	<input type="checkbox"/> Master Application completed and signed
VM	<input type="checkbox"/> Detailed letter fully describing the request or project, include total number of lots, buildable lots, open space lots, size of lots, and how you will mitigate negative impacts
	<input checked="" type="checkbox"/> Subdivision Worksheet
	<input type="checkbox"/> Irrigation Plan Application
	<input checked="" type="checkbox"/> Copy of Preliminary and Final Plat
VM	<input type="checkbox"/> Private Road application (if internal roads are private)
	<input checked="" type="checkbox"/> Easement reduction application (if requesting less than 60 feet easement width)
	<input type="checkbox"/> Preliminary Drainage plan
	<input type="checkbox"/> Preliminary Irrigation plan
	<input type="checkbox"/> Preliminary Grading plan, if applicable
	<input type="checkbox"/> Final Drainage Plan
	<input type="checkbox"/> Final Irrigation Plan
	<input type="checkbox"/> Final Grading Plan, if applicable
	<input checked="" type="checkbox"/> Deed or evidence of property interest to all subject properties.
	<input type="checkbox"/> \$1680 + \$10/Lot + \$100 (if in City Area of Impact) non-refundable fee

NOTES:

1. Short plats follow the standard public hearing process with the preliminary plat being heard by the Planning and Zoning Commission and the final plat heard by the Board of County Commissioners.
2. After the plat is reviewed and found to be in compliance, an **additional five (5) copies and one electronic version of the final plat** shall be submitted.

PROCESS: PUBLIC HEARING PROCESS

Canyon County Development Services
111 N. 11th Ave. Room 140, Caldwell, ID 83605
(208) 454-7458

Building Division Email: buildinginfo@canyonco.org

Planning Division Email: zoninginfo@canyonco.org

Receipt Number: 74109

Date: 4/29/2022

Date Created: 4/27/2022

Receipt Type: Normal Receipt

Status: Active

Customer's Name: Victorija Martinaitis

Comments: SD2022-0023

CHARGES

<u>Item Being Paid For:</u>	<u>Application Number:</u>	<u>Amount Paid:</u>	<u>Prevs Pymnts:</u>	<u>Unpaid Amnt:</u>
Planning - Combining Preliminary and Final Plats	SD2022-0023	\$1,680.00	\$0.00	\$0.00
Planning - Combining Preliminary and Final Plats Additional City Impact Area Fee	SD2022-0023	\$100.00	\$0.00	\$0.00
Planning - Combining Preliminary and Final Plats Additional Per Lot Fee (Per Application)	SD2022-0023	\$30.00	\$0.00	\$0.00
Planning - Multiple Director Decisions without Notification on Single Application	SD2022-0023	\$160.00	\$0.00	\$0.00

Sub Total: \$1,970.00

Sales Tax: \$0.00

Total Charges: \$1,970.00

PAYMENTS

<u>Type of Payment:</u>	<u>Check/Ref Number:</u>	<u>Amount:</u>
Credit Card	113425755	\$1,970.00

Total Payments: \$1,970.00

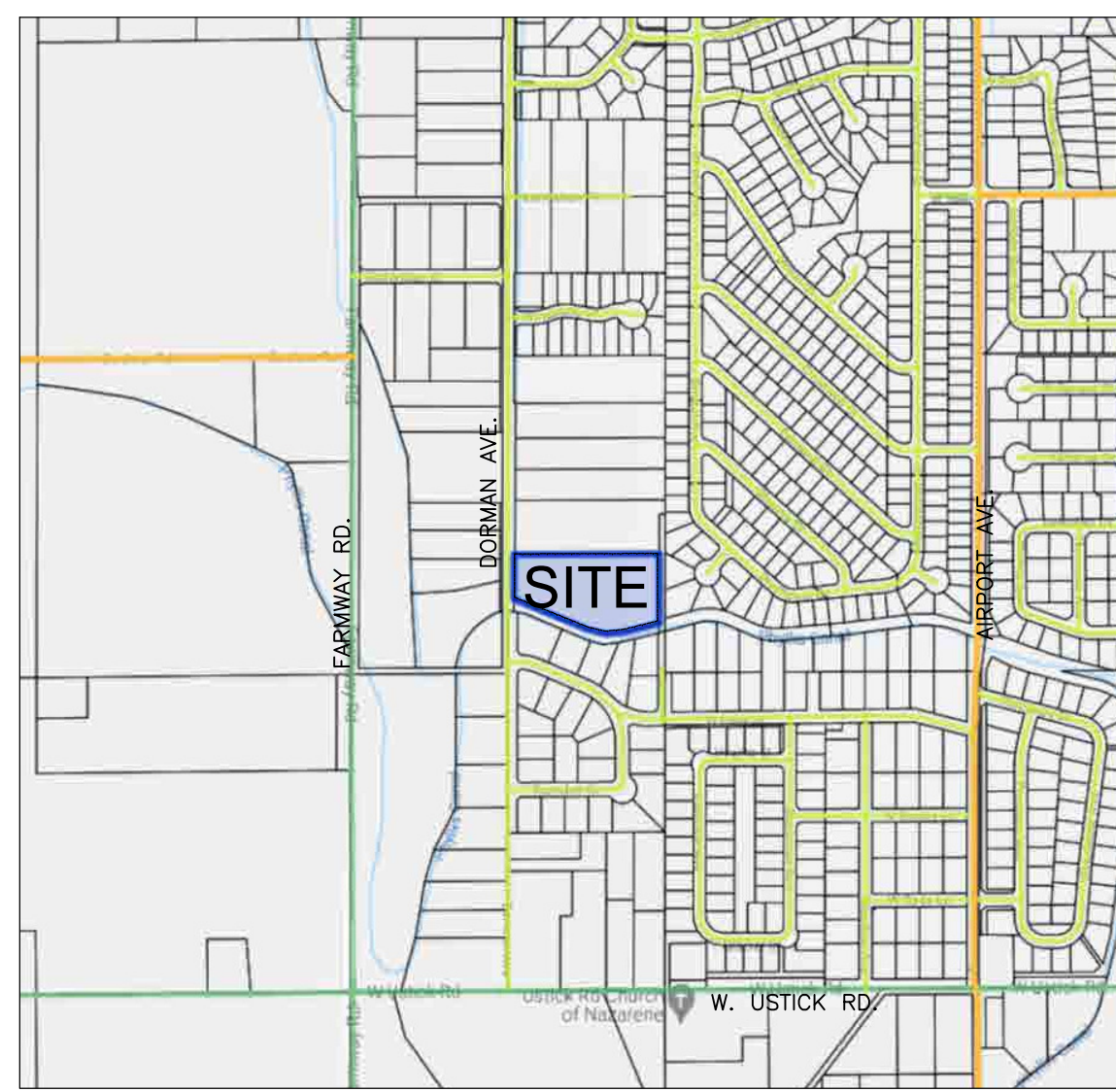
ADJUSTMENTS

Receipt Balance: \$0.00

Issued By: jodom

MARTINAITIS ESTATES SUBDIVISION

PART OF LOTS 13 AND 14, WOODS ACREAGE
SECTION 33, T. 4 N., R. 3 W., B.M.
CANYON COUNTY, IDAHO
2023



VICINITY MAP
SCALE: 1"=800'

LEGEND

- Found Brass Cap
- Found 1/2" rebar
- Found Iron Pipe
- Calculated Point
- Found 5/8" rebar
- Set 1/2" rebar with plastic cap labeled "PLS 12220"
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- P.O.B. Point of Beginning
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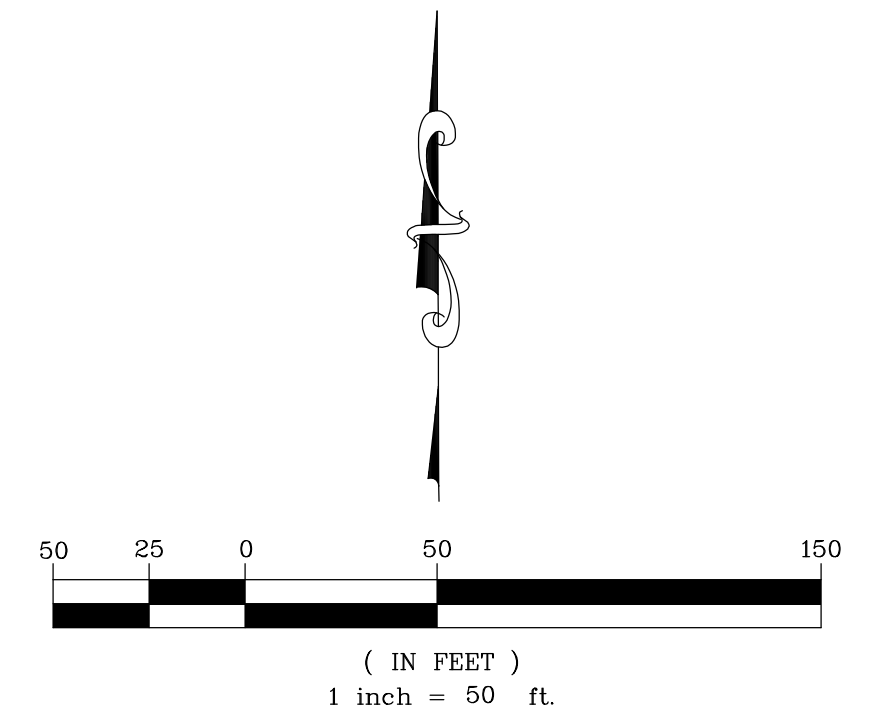
SITE:

CURRENT ZONING: R-1
LOT SIZE MIN.: 43,560 SF/1.0 AC
TOTAL AREA: 173,491 SF/3.98 AC
SITE ADDRESS: 3607 Dorman Ave.

OWNER/DEVELOPER:

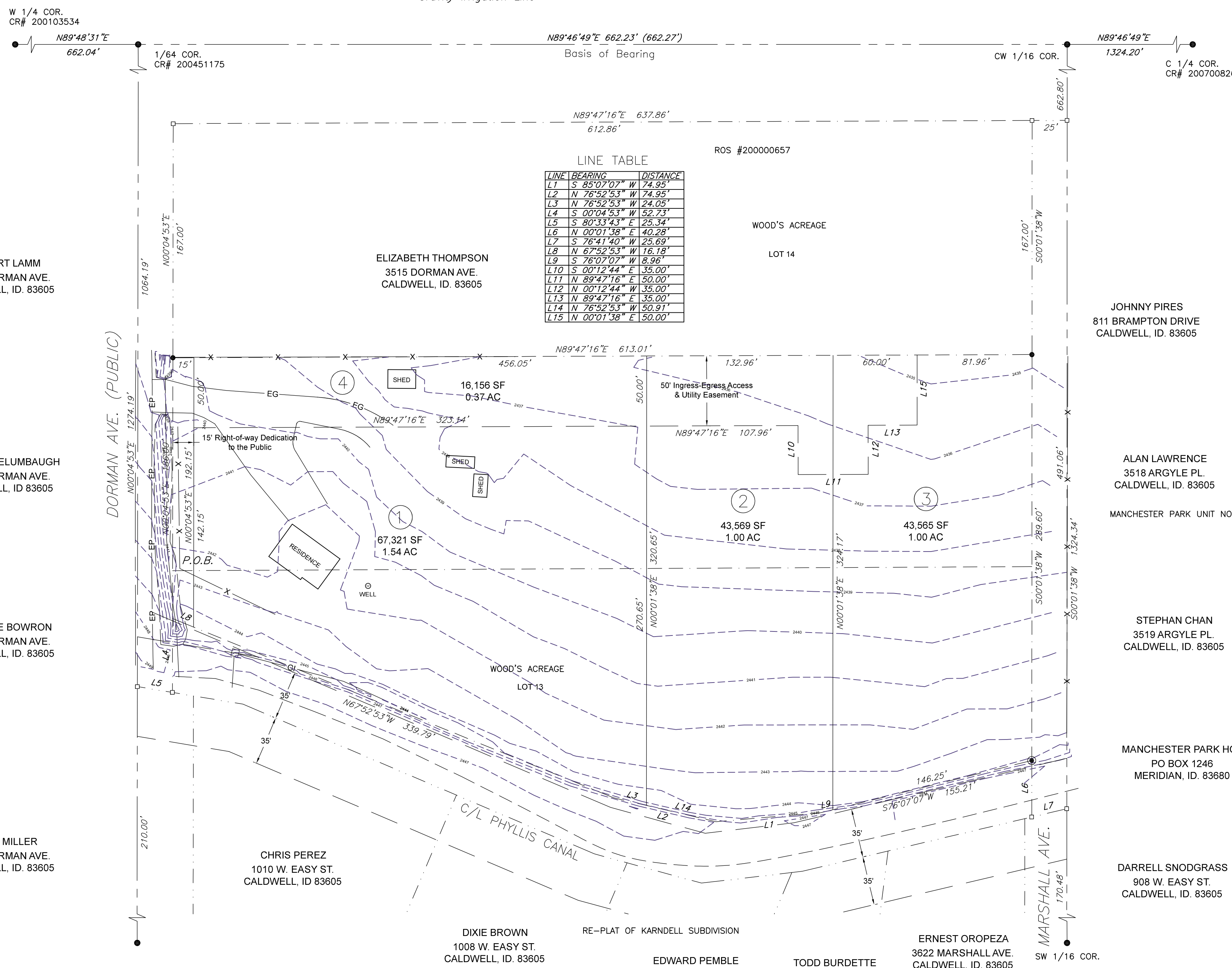
GEIDRIUS AND VIKORJA MARTINAITIS
3607 DORMAN AVE.
CALDWELL, ID. 83605
503-819-5764

LAND SURVEYOR:
JEREMY FIELDING
EAGLE LAND SURVEYING, LLC.
106 W. MAIN ST. UNIT D
MIDDLETON, ID. 83644
208-861-7513



NOTES

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3. IRRIGATION WATER HAS BEEN PROVIDED FROM PIONEER IRRIGATION DISTRICT, IN COMPLIANCE WITH IDAHO CODE 31-3805(5). LOTS WITHIN THE SUBDIVISION WILL BE ENTITLED TO IRRIGATION WATER RIGHTS, AND WILL BE OBLIGATED FOR ASSESSMENTS FROM PIONEER IRRIGATION DISTRICT.
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SURVEYOR'S CERTIFICATE

I, JEREMIAH B. FIELDING, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, LICENSED BY THE STATE OF IDAHO, AND THAT THIS MAP HAS BEEN PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION, AND THAT THIS MAP IS AN ACCURATE REPRESENTATION OF SAID SURVEY.



JEREMIAH B. FIELDING, P.L.S. IDAHO LICENSE NO. 12220

EAGLE LAND SURVEYING, LLC.
106 W. MAIN ST. UNIT D, MIDDLETON, ID 83644
(208) 861-7513; pls12220@yahoo.com

PRELIMINARY PLAT
OF
MARTINAITIS ESTATES SUB.
SEC. 33, T. 4 N., R. 3 W., B.M.

REVISED:	2-08-22	SHEET
	2-01-23	
DATE:	2-08-22	PROJECT: 22-013
DRAWN BY:	JBF	
CHECKED BY:	JBF	COPYRIGHT © 2022 ELS ALL RIGHTS RESERVED.

ROBERT LAMM
3520 DORMAN AVE.
CALDWELL, ID. 83605

STAHLRIDGE SUBDIVISION

CHARLES ELUMBAUGH
3605 DORMAN AVE.
CALDWELL, ID. 83605

SUZANNE BOWRON
3610 DORMAN AVE.
CALDWELL, ID. 83605

GARY MILLER
3710 DORMAN AVE.
CALDWELL, ID. 83605

CHRIS PEREZ
1010 W. EASY ST.
CALDWELL, ID. 83605

ELIZABETH THOMPSON
3515 DORMAN AVE.
CALDWELL, ID. 83605

WOOD'S ACREAGE
LOT 14

JOHNNY PIRES
811 BRAMPTON DRIVE
CALDWELL, ID. 83605

ALAN LAWRENCE
3518 ARGYLE PL.
CALDWELL, ID. 83605

MANCHESTER PARK UNIT NO. 11

STEPHAN CHAN
3519 ARGYLE PL.
CALDWELL, ID. 83605

MANCHESTER PARK HOA
PO BOX 1246
MERIDIAN, ID. 83880

DARRELL SNODGRASS
908 W. EASY ST.
CALDWELL, ID. 83605

DIXIE BROWN
1008 W. EASY ST.
CALDWELL, ID. 83605

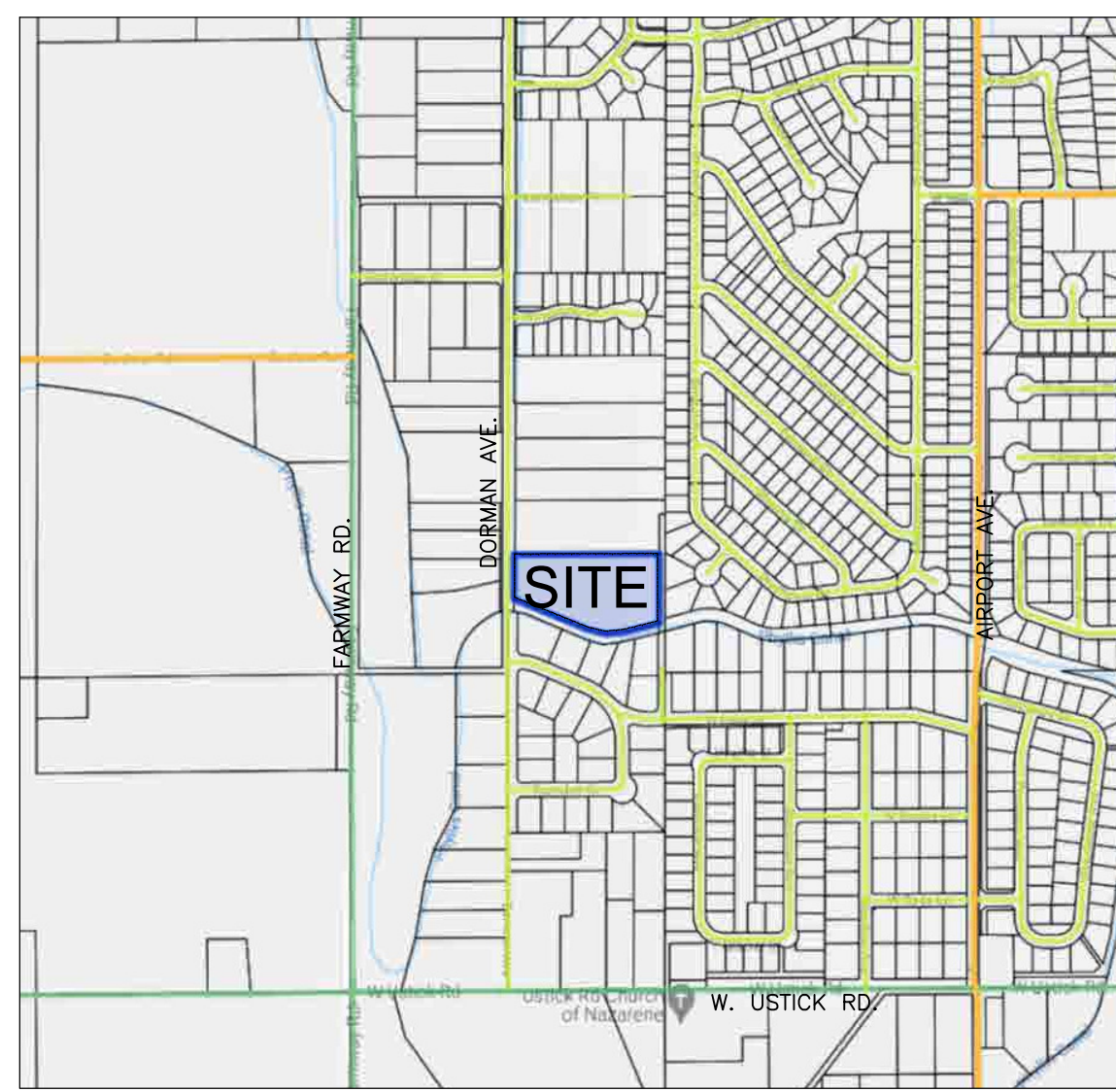
EDWARD PEMBLE
1006 W. EASY ST.
CALDWELL, ID. 83605

TODD BURDETTE
1004 W. EASY ST.
CALDWELL, ID. 83605

ERNEST OROPEZA
3622 MARSHALL AVE.
CALDWELL, ID. 83605

MARTINAITIS ESTATES SUBDIVISION

PART OF LOTS 13 AND 14, WOODS ACREAGE
SECTION 33, T. 4 N., R. 3 W., B.M.
CANYON COUNTY, IDAHO
2023



VICINITY MAP
SCALE: 1"=800'

LEGEND

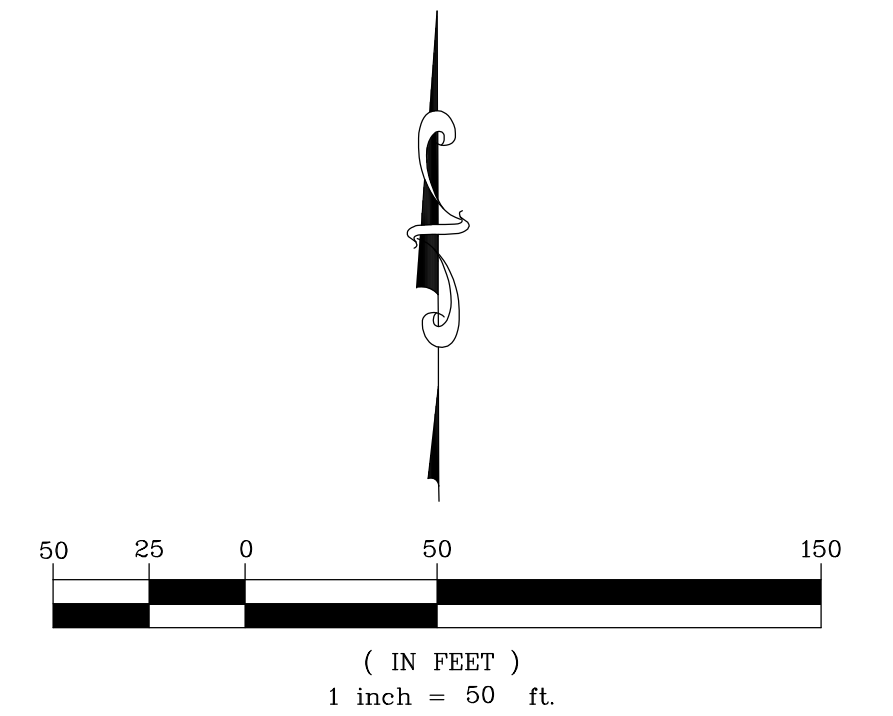
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- Lot Line
- Overhead Power
- Edge of Pavement
- Gravity Irrigation Line

SITE:
CURRENT ZONING: R-1
LOT SIZE MIN.: 43,560 SF/1.0 AC
TOTAL AREA: 173,491 SF/3.98 AC
SITE ADDRESS: 3607 Dorman Ave.

OWNER/DEVELOPER:

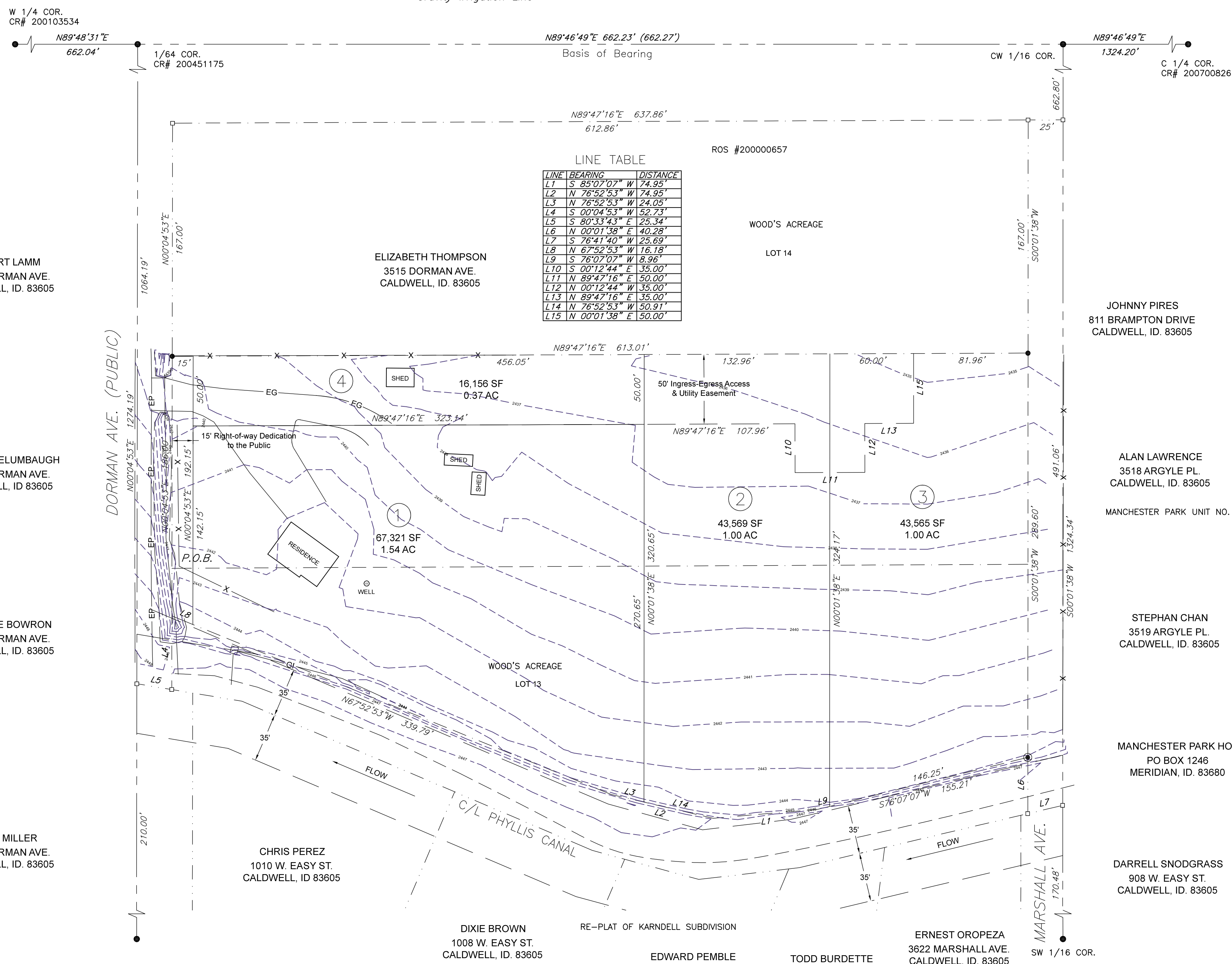
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LAND SURVEYOR:
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LINE	BEARING	DISTANCE
L1	S 85°07'07" W	74.95'
L2	N 76°52'53" W	74.95'
L3	N 76°52'53" W	24.05'
L4	S 00°04'53" W	52.73'
L5	S 80°33'43" E	25.34'
L6	N 00°01'38" E	40.28'
L7	S 78°41'40" W	23.89'
L8	N 67°52'53" W	16.18'
L9	S 76°07'07" W	8.96'
L10	S 00°12'44" E	35.00'
L11	N 89°47'16" E	35.00'
L12	N 00°12'44" W	35.00'
L13	N 89°47'16" E	35.00'
L14	N 76°52'53" W	50.91'
L15	N 00°01'38" E	50.00'

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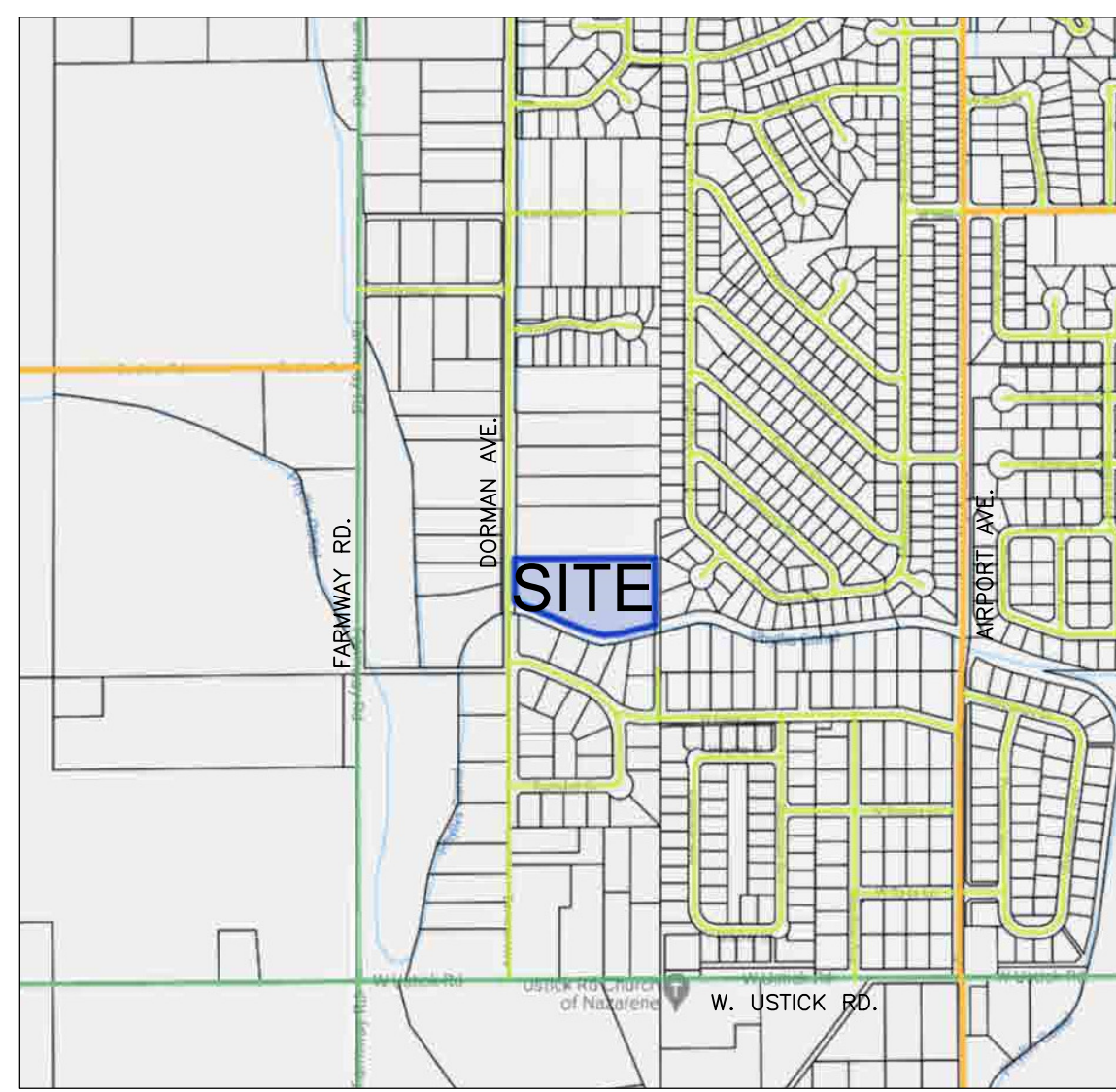
EAGLE LAND SURVEYING, LLC.
106 W. MAIN ST. UNIT D, MIDDLETON, ID 83644
(208) 861-7513; pls12220@yahoo.com

PRELIMINARY PLAT
OF
MARTINAITIS ESTATES SUB.
SEC. 33, T. 4 N., R. 3 W., B.M.

REVISED:	2-08-22	SHEET
	2-02-23	
DATE:	2-08-22	PROJECT: 22-013
DRAWN BY:	JBF	
CHECKED BY:	JBF	OF
		1

MARTINAITIS ESTATES SUBDIVISION

PART OF LOTS 13 AND 14, WOODS ACREAGE
SECTION 33, T. 4 N., R. 3 W., B.M.
CANYON COUNTY, IDAHO
2022



VICINITY MAP
SCALE: Not to Scale

LEGEND

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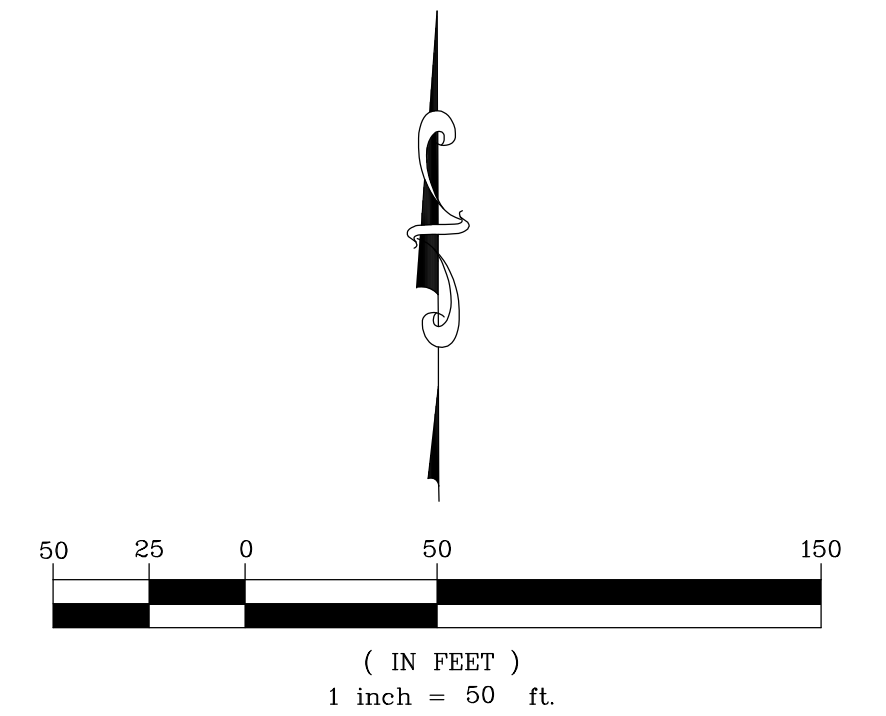
SITE:

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SITE ADDRESS: 3607 Dorman Ave.

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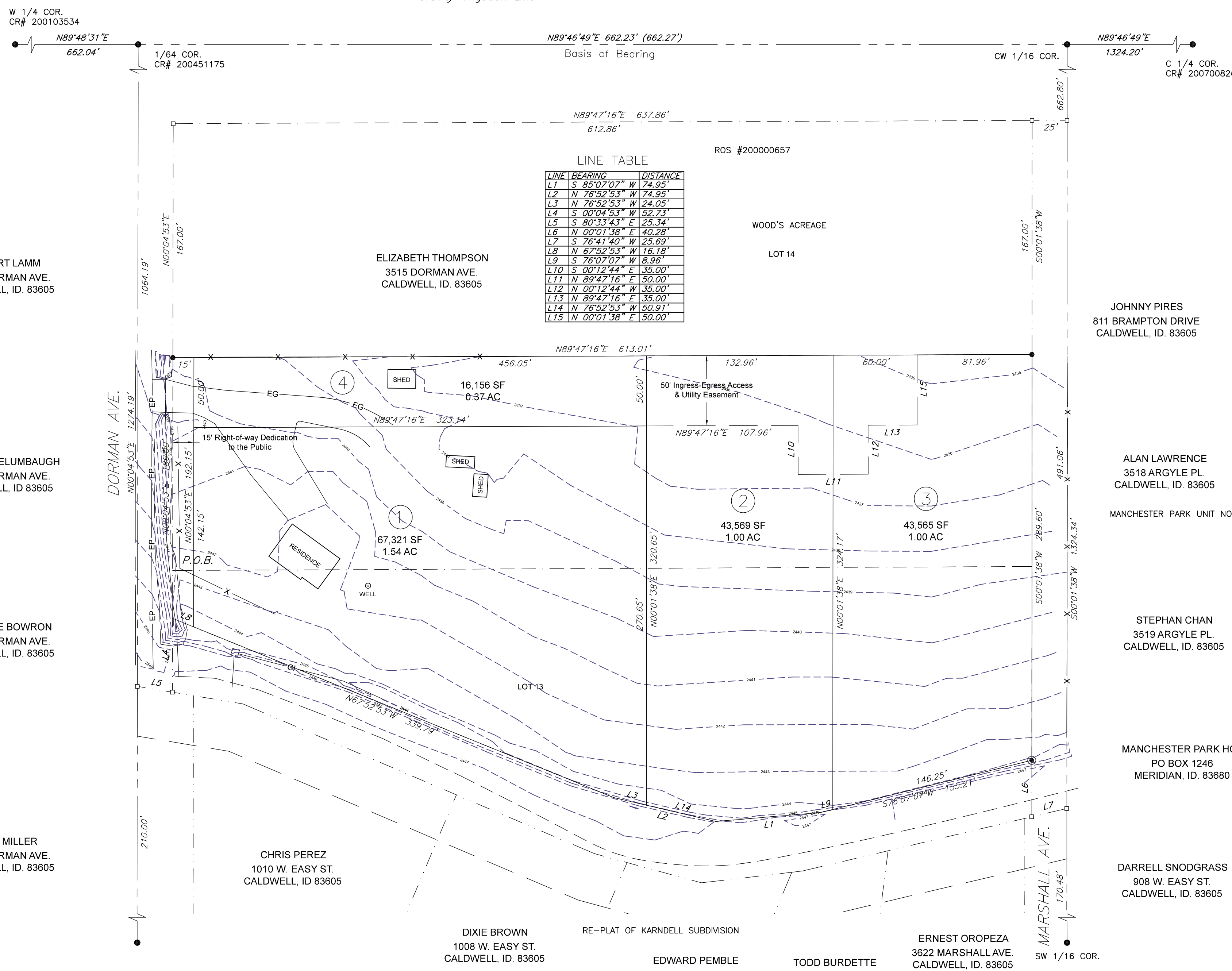
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DATE:	2-08-22	PROJECT:	22-013
DRAWN BY:	JBF	OF	1
CHECKED BY:	JBF	COPYRIGHT © 2022 ELS	ALL RIGHTS RESERVED.