

Canyon County, ID Web Map

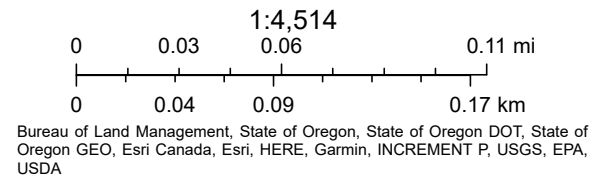


12/29/2023, 2:42:36 PM

- Multiple Parcel Search _Query result
- Hydro_NHDFlowline
- Hydro_NHDFlowline

- CanyonCountyRoads
- Roads
- Imagery_2022
- Red: Band_1

- Green: Band_2
- Blue: Band_3





CONDITIONAL USE PERMIT PUBLIC HEARING - APPLICATION

PROPERTY OWNER	OWNER NAME: <u>Rick & Laura Harris</u>	
	MAILING ADDRESS: <u>13979 Hollow Rd Caldwell, ID 83607</u>	
	PHONE: [REDACTED]	EMAIL: [REDACTED]
<p>I consent to this application and allow DSD staff / Commissioners to enter the property for site inspections. If the owner(s) is a business entity, please include business documents, including those that indicate the person(s) who are eligible to sign.</p> <p>Signature: <u><i>Laura Harris</i></u> Date: <u>10/21/2023</u></p>		

APPLICANT: IF DIFFERING FROM THE PROPERTY OWNER	APPLICANT NAME:	
	COMPANY NAME:	
	MAILING ADDRESS:	
	PHONE:	EMAIL:

SITE INFO	STREET ADDRESS: <u>13979 Hollow Rd Caldwell</u>	
	PARCEL NUMBER: <u>R378120110</u>	
	PARCEL SIZE: <u>2.61</u>	
	REQUESTED USE: <u>Kennel : Dog Breeder</u>	
	FLOOD ZONE (YES/NO) <u>no</u>	ZONING DISTRICT:

FOR DSD STAFF COMPLETION ONLY:

CASE NUMBER: <u>CU2023-0027</u>	DATE RECEIVED: <u>12-29-23</u>
RECEIVED BY: <u>Dely Root</u>	APPLICATION FEE: <u>\$950.00</u> <input checked="" type="radio"/> CK <input type="radio"/> MO <input type="radio"/> CC CASH <u>\$5099</u>



CONDITIONAL USE PERMIT

PUBLIC HEARING - CHECKLIST

CONDITIONAL USE PERMIT - CCZO Section 07-07-05

THE FOLLOWING ITEMS MUST BE SUBMITTED WITH THIS APPLICATION TO BE DEEMED COMPLETE (PLEASE CHECK OFF THE ITEMS REQUIRED):

Description	Applicant	Staff
Master Application completed and signed	✓	✓
Letter of Intent (see standards on next page)	✓	✓
Site Plan (see standards on next page)	✓	✓
Land Use Worksheet	✓	✓
Neighborhood Meeting sheet/letter completed and signed		[redacted]
Proof of application/communication with (varies per application):		
Southwest District Health		[redacted]
Irrigation District N/A		[redacted]
Fire District MIDDLETON FIRE		[redacted]
Highway District/ Idaho Transportation Dept. CANYON #4		[redacted]
Area of City Impact N/A		
Deed or evidence of property interest to the subject property	✓	✓
Fee: \$950.00		[redacted]
\$600.00 (CUP Modification)	\$950	OK 5099
Fees are non-refundable		

[redacted] missing

Need list of 600' foot prop owners that it was sent to?

What Date was the letter sent to the neighbors?

An application that requires additional Use Standards per Chapter 7, Article 14 of the Canyon County Code:

- Contractor Shop
- Mineral Extraction (Long Term)
- Wind Farm
- Staging Area
- Manufacturing or processing of hazardous chemicals or gases
- Ministorage Facility

Need a more detailed Site plan.

**If applicable, review the Additional Use Standards Below, if not applicable, please disregard them.*

*DISCLAIMER: The subject property shall be in compliance with the public nuisance ordinance, the building code and the zoning code before the Director can accept the application.

Chris Hopper
chopper@hwydistrict4.org

1500 gallon tank

Sleepy Hollow

5N3W02

Hollow Rd

R37812011

5N3W04

R37812010



CANYON COUNTY MELBA NOTUS
 MIDDLETON

261794

IDAHO UNIFORM CITATION

IN THE DISTRICT COURT OF THE 3RD JUDICIAL DISTRICT OF
THE STATE OF IDAHO, IN AND FOR THE COUNTY OF CANYON
STATE OF IDAHO

vs.

COMPLAINT AND SUMMONS
 Infraction Citation
OR
 Misdemeanor Citation
 Accident Involved
 S.T.E.P.
 Commercial Vehicle Driven by this Driver

261794

First Name _____ Last Name _____
Middle Initial _____

IPUC # _____ USDOT TK Census # _____
 Operator Class A Class B Class C Class D Other _____
 GWR 26001 + 16 + Persons Placard Hazardous Materials DR# _____
Home Address _____ Ph # _____
Business Address _____

THE UNDERSIGNED OFFICER (PARTY) HEREBY CERTIFIES AND SAYS:
I certify I have reasonable grounds, and believe the above-named Defendant.

DL or SS# _____ State _____ Sex: M F
Height _____ Wt. _____ Hair _____ Eyes _____ DOB _____
Veh. Lic. # _____ State _____ Yr. of Vehicle _____ Make _____
Model _____ Color _____

Did commit the following act(s) on _____, 20____ at _____ o'clock _____ M.
Vio. #1 _____ Code Section _____

Vio. #2 _____ Code Section _____
Location _____
Hwy. _____ Mp. _____ **CANYON** County, Idaho.
FIRST

Date _____ Officer/Party _____ Serial #/Address _____ Dept. _____
Date _____ Witnessing Officer _____ Serial #/Address _____ Dept. _____

THE STATE OF IDAHO TO THE ABOVE NAMED DEFENDANT:
You are hereby summoned to appear before the Clerk of the Magistrate's Court of the
District Court of **CANYON** County, **CALDWELL**, Idaho, located at
1115 ALBANY on the _____ day of _____, 20____
(AT) _____ o'clock _____ M. (OR) on or after _____, 20____ and
on or before _____, 20____ (AT) _____ o'clock _____ M.

I acknowledge receipt of this summons and I promise to appear at the time indicated.

I hereby certify service upon the defendant personally on _____, 20____
Defendant's Signature

Defendant's Name:

NOTICE: See reverse side of your copy for PENALTY and COMPLIANCE instructions.
DEFENDANT'S COPY



AGENCY ACKNOWLEDGMENT

Date: 10/21/2023
 Applicant: Rick & Laura Harris
 Parcel Number: R3781200110
 Site Address: 13979 Hollow Rd Caldwell, ID 83407

OFFICIAL USE ONLY BELOW THIS LINE - ACKNOWLEDGMENT ACTION:

*** Southwest District Health:**

Applicant submitted/met for official review.

Date: 12/19/23 Signed: Anthony Lee
 Authorized Southwest District Health Representative
 (This signature does not guarantee project or permit approval)

*** Fire District:**

District: Middleton

Applicant submitted/met for official review.

Date: 12/22/23 Signed: [Signature]
 Authorized Fire District Representative
 (This signature does not guarantee project or permit approval)

Highway District:

District: Canyon #4

Applicant submitted/met for official review.

Date: 12/28/23 Signed: Chris Hopper, P.E. District Engineer
 Authorized Highway District Representative
 (This signature does not guarantee project or permit approval)

Irrigation District:

District: _____

Applicant submitted/met for official review.

Date: _____ Signed: _____
 Authorized Irrigation Representative
 (This signature does not guarantee project or permit approval)

Area of City Impact:

City: _____

Applicant submitted/met for official review.

Date: _____ Signed: _____
 Authorized AOCI Representative
 (This signature does not guarantee project or permit approval)

Received by Canyon County Development Services:

Date: _____ Signed: _____
 Canyon County Development Services Staff

STANDARDS

SITE/OPERATION PLAN – CCZO Section 07-02-03
<p>A scaled drawing showing:</p> <ul style="list-style-type: none"> - The parcel and all existing and proposed uses and structures and roads all with dimensions, distances, and private and public road names. - Includes lot lines, lot area, parking spaces, private roadways, walkways, topographic features, reserved open space, buildings and other structures, major landscape features, and the location of proposed utility easements.
<p>A plan of action to include:</p> <ul style="list-style-type: none"> - Time requirements, the commencement of the operation, hours of operation, noise levels, dust levels, air and water quality, raw material delivery, finished product and marketing, site improvements, public and private facilities, public amenities, and infrastructure.

LETTER OF INTENT – CCZO Section 07-07-05
State the nature of the request. Include, a description of business operations, such as a number of employees, hours of operation, delivery and shipping.
Consistency with the Comprehensive Plan (CCZO Section 07-07-05(3))
Address potential impacts to property in the immediate vicinity and character of the area (CCZO Section 07-07-05(4))
Demonstrate how facility and utilities such as water, sewer, irrigation, drainage and stormwater drainage, will be provided.
Demonstrate legal access
Address potential impacts to existing or future traffic patterns.
Address potential impacts to essential services such as schools, irrigation facilities and emergency services.
If the use will create impacts, provide measures to mitigate impacts.

CONTRACTOR SHOP (07-14-09) - REQUIRED	Applicant	Staff
Demonstrate how the use will be contained within a building or behind a sight-obscuring fence.		

MINERAL EXTRACTION (07-14-19) - REQUIRED	Applicant	Staff
Show how the 30' setbacks on all sides will be met.		
Name of operator/extractor		
Duration of proposed use: Commencement & Completion dates		
Provide an approved reclamation from Idaho Dept. Of Lands		
Location of proposed pits and accessory uses		

WIND FARM (07-14-33) - REQUIRED	Applicant	Staff
Need to include on the site plan: lot size, configuration, proximity to structures, topography, viewsheds.		

MINISTORAGE FACILITY (07-14-29) - REQUIRED	Applicant	Staff
Demonstrate how materials will not be sold or delivered to customers directly from the storage compartment.		

MANUFACTURING/PROCESSING OF HAZARDOUS CHEMICALS/GASES (07-14-15) - REQUIRED	Applicant	Staff
Show 300' setbacks from any property line		
Show 1,000 setback from any residential district		
Demonstrate how chemicals/gases will be stored within an enclosed structure.		
Demonstrate how the use will be gates and fenced with 8' high security fencing.		
Provide documentation from the local fire district approving the location and plan.		
Include maps and engineering drawings showing proposed drainage, proposed sewer system design, the depth of the water table, soil composition, all existing surface water, and all existing uses within one-fourth (1/4) mile of the property. The applicant shall also furnish evidence that the dangerous characteristics of the particular process or activity in question have been, or shall be, eliminated or minimized sufficiently so as not to create a public nuisance or be detrimental to the public health, safety, or welfare.		
The facility must register and maintain current hazardous waste generation notification as required by Environmental Protection Agency and/or Idaho Department of Environmental Quality and provide such proof of registration		

STAGING AREA (07-14-15) - REQUIRED	Applicant	Staff
Demonstrate how all work will be conducted off-site, business vehicles will remain operable and parked on-site, and employees/persons on the premises for parking and business vehicle pickup all maintained on-site.		

LAND USE WORKSHEET

PLEASE CHECK ALL THAT APPLY TO YOUR REQUEST:

GENERAL INFORMATION

1. DOMESTIC WATER: Individual Domestic Well Centralized Public Water System City
 N/A – Explain why this is not applicable: _____
 How many Individual Domestic Wells are proposed? _____

2. SEWER (Wastewater) Individual Septic Centralized Sewer system
 N/A – Explain why this is not applicable: _____

3. IRRIGATION WATER PROVIDED VIA:
 Surface Irrigation Well None

4. IF IRRIGATED, PROPOSED IRRIGATION:
 Pressurized Gravity

5. ACCESS:
 Frontage Easement Easement width _____ Inst. # _____

6. INTERNAL ROADS:
 Public Private Road User's Maintenance Agreement Inst # _____

7. FENCING Fencing will be provided (Please show location on site plan)
Type: Multiple; Wire, Vinyl Height: _____

8. STORMWATER: Retained on site Swales Ponds Borrow Ditches
 Other: _____

9. SOURCES OF SURFACE WATER ON OR NEARBY PROPERTY: (i.e. creeks, ditches, canals, lake)
We use Well irrigation

RESIDENTIAL USES

1. NUMBER OF LOTS REQUESTED:

- Residential _____ Commercial _____ Industrial _____
 Common _____ Non-Buildable _____

2. FIRE SUPPRESSION:

Water supply source: _____

3. INCLUDED IN YOUR PROPOSED PLAN?

- Sidewalks Curbs Gutters Street Lights None

NON-RESIDENTIAL USES

1. SPECIFIC USE: Kennel ; Dogs + puppies How Many? Order 40

2. DAYS AND HOURS OF OPERATION:

- Monday _____ to _____
 Tuesday _____ to _____
 Wednesday _____ to _____
 Thursday _____ to _____
 Friday _____ to _____
 Saturday _____ to _____
 Sunday _____ to _____

?

3. WILL YOU HAVE EMPLOYEES? Yes If so, how many? 1-2 No

4. WILL YOU HAVE A SIGN? Yes No Lighted Non-Lighted

Height: _____ ft Width: _____ ft. Height above ground: _____ ft

What type of sign: _____ Wall _____ Freestanding _____ Other

5. PARKING AND LOADING:

How many parking spaces? private

Is there is a loading or unloading area? _____

ANIMAL CARE-RELATED USES

1. MAXIMUM NUMBER OF ANIMALS: 40

2. HOW WILL ANIMALS BE HOUSED AT THE LOCATION?

Building Kennel Individual Housing Other in house; Garage

3. HOW DO YOU PROPOSE TO MITIGATE NOISE?

Building Enclosure Barrier/Berm Bark Collars

4. ANIMAL WASTE DISPOSAL

Individual Domestic Septic System Animal Waste Only Septic System

Other: Trash Services ; Its all picked up daily.

NEIGHBORHOOD MEETING INSTRUCTIONS

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #310, Caldwell, ID 83605

zoninginfo@canyoncounty.id.gov Phone: 208-454-7458 Fax: 208-454-6633



CANYON COUNTY ZONING ORDINANCE §07-01-15

Before submitting an application for a public hearing, these steps must be completed:

- (1) Applicants shall conduct a neighborhood meeting for any proposed variance, conditional use, zoning ordinance map amendment, expansion, or extension of nonconforming uses requiring a public hearing.
- (2) It shall be the sole duty of the applicant to provide written notice to all property owners or purchasers of record owning property within six hundred (600) feet of the exterior boundary of the property subject to the application. Notice of a neighborhood meeting shall be in addition to, and not combined with, notices already required by this chapter, and shall include the date, time, location and purpose of the meeting.
- (3) The purpose of the neighborhood meeting shall be to review the proposed project and discuss neighborhood concerns, if any.
 - A. The meeting shall not be on a holiday, a holiday weekend, or the day before a holiday.
 - B. The meeting shall be held at one of the following locations:
 1. On the property subject to the application;
 2. At a nearby available public meeting place including, but not limited to, a fire station, library, school, or community center; or
 3. At a location with suitable meeting facilities if such facilities are within a one (1) mile radius of the nearest public meeting place.
- (4) The neighborhood meeting shall be conducted prior to acceptance of the application by Development Services. The neighborhood meeting shall not be conducted earlier than six (6) months prior to the acceptance of the application, and shall be held no sooner than ten (10) calendar days from the mailing of the notice of the neighborhood meeting.
- (5) Each application for a public hearing shall include a form acceptable to the director, which requires the applicant to provide the starting and ending times of the neighborhood meeting and an attendance list, with names and addresses of those who attended the neighborhood meeting. (Ord.10-006, 8-16-2010)

Notice of Neighborhood Meeting
Conditional Use Permit
Pre-application requirement for a Public Hearing

Date

Dear Neighbor,

We are in the process of submitting an application for a Conditional Use Permit (*or variance, zoning ordinance map amendment, expansion or extension of nonconforming uses, etc.*) to Canyon County Development Services (DSD). One of the requirements necessary prior to submitting the application is to hold a "neighborhood meeting" and provide information to our surrounding neighbors (Canyon County Zoning Ordinance § 07-01-15).

This meeting is for informational purposes and to receive feedback from you as we move through the application process. This is **not** a Public Hearing before a governing body of the County. Once our application has been submitted and processed, a public hearing date will be scheduled. Prior to the scheduled date you will receive an official notification from Canyon County DSD regarding the Public Hearing via postal mail, newspaper publication, and/or a display on the property for which the Conditional Use Permit (or other case type) is applied.

The Neighborhood Meeting details are as follows:

Date: Dec. 01

Time: 8:30 am

Location: 13979 Hollow Rd Caldwell, ID 83607

Property description: 13979 Hollow Rd Caldwell, ID
Kennel License - Land Use Permit

The project is summarized below:

Site Location: 13979 Hollow Rd Caldwell, ID 83607

Proposed access: N/A

Total acreage: 2.62

Proposed lots: 0

We look forward to the neighborhood meeting and encourage you to attend. At that time we will answer any questions you may have.

Please do **not** call Canyon County Development Services regarding this meeting. This is a PRE-APPLICATION requirement and we have not submitted the application for consideration at this time. The County currently has no information on this project.

If you have any questions prior to the meeting, please contact me at (phone, email, written correspondence).

Sincerely,

Laura Harris

NEIGHBORHOOD MEETING SIGN-UP

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #310, Caldwell, ID 83605

zoninginfo@canyoncounty.id.gov Phone: 208-454-7458 Fax: 208-454-6633



NEIGHBORHOOD MEETING SIGN UP SHEET CANYON COUNTY ZONING ORDINANCE §07-01-15

Applicants shall conduct a neighborhood meeting for any proposed comprehensive plan amendment, zoning map amendment (rezone), subdivision, variance, conditional use, zoning ordinance map amendment, or other requests requiring a public hearing.

SITE INFORMATION

Site Address: 13979 Hollow Rd	Parcel Number: R30 R3781200110	
City: Caldwell, ID	State: ID	ZIP Code: 83607
Notices Mailed Date: Nov. 20 2023	Number of Acres: 2.66	Current Zoning: RR
Description of the Request: Land use permit - Kennel License		

APPLICANT / REPRESENTATIVE INFORMATION

Contact Name: Laura Harris		
Company Name: Boise Doodle Co		
Current address: 13979 Hollow Rd		
City: Caldwell	State: ID	ZIP Code: 83607
Phone: [REDACTED]	Cell:	Fax:
Email: [REDACTED]		

MEETING INFORMATION

DATE OF MEETING: Dec 01 2023	MEETING LOCATION: 13979 Hollow Rd	
MEETING START TIME: 8:30 am	MEETING END TIME: 9 am	
ATTENDEES: <input checked="" type="checkbox"/> Rick & Laura Harris		
NAME (PLEASE PRINT)	SIGNATURE:	ADDRESS:
1.		
2.		
3.		
4.		
5.		
6.		
7.		
8.		
9.		

10.
11.
12.
13.
14.
15.
16.
17.
18.
19.
20.

NEIGHBORHOOD MEETING CERTIFICATION:

I certify that a neighborhood meeting was conducted at the time and location noted on this form and in accordance with Canyon County Zoning Ordinance § 07-01-15.

APPLICANT/REPRESENTATIVE (Please print):

Laura Harris

APPLICANT/REPRESENTATIVE (Signature): Laura Harris

DATE: 12 / 02 / 2023

PUBLIC HEARING APPLICATION PROCESS

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11th Avenue, #310, Caldwell, ID 83605
www.canyoncounty.id.gov Phone: 208-454-7458



1.

- **DUE DILIGENCE BY APPLICANT (PARCEL INQUIRY OR PRE-APPLICATION MEETING)**

2.

- **NEIGHBORHOOD MEETING (HOSTED BY APPLICANT) PER CCZO SECTON 07-01-15**

3.

- **SUBMIT APPLICATION, SUBMITTAL MATERIALS & FEES TO DEVELOPMENT SERVICES**
 - Incomplete submittals will not be accepted

4.

- **STAFF REVIEW OF APPLICATION**
 - **APPLICATION WILL BE POSTED UNDER "LAND HEARINGS" ON THE COUNTY WEBSITE**

5.

- **SCHEDULE FOR PUBLIC HEARING (41-Day PROCESS)**
 - **SUPPLEMENTAL CASE INFORMATION WILL BE POSTED UNDER "LAND HEARINGS" ON THE COUNTY WEBSITE**
 - **DAY 1-5:** Hearing notices sent with comment deadline to affected agencies and proeprty owners
 - **DAY 19:** Comment deadline ends. Comments receieved late will not be accepted. Late comments may be provided during the public hearing as testimony if accepted by the hearing body.
 - **DAY 20-30:** Staff Report Packet preparation
 - **DAY 31:** Staff Report Packet sent to hearing body
 - **STAFF REPORT WILL BE POSTED UNDER "LAND HEARINGS" ON THE COUNTY WEBSITE**
 - **Day 41:** Public Hearing

6.

- **PUBLIC HEARING**
 - Planning & Zoning Commission hearing (1st and 3rd Thursday evenings);
 - Hearing Examiner hearing (3rd Wednesday afternoon); or
 - Board of County Commissioners hearing (Day-time)
 - **HEARING DECISIONS WILL BE POSTED UNDER "LAND HEARINGS" ON THE COUNTY WEBSITE**

7.

- **IF 2nd HEARING Required, SEE ITEM 5 & 6 SCHEDULING FOR HEARING AND PUBLIC HEARING**
 - Substantial changes to an application between hearings may be considered a new application and may be required to restart the process

8.

- **CLOSED/REQUEST FOR RECONSIDERATION (IDAHO CODE SECTION 67-6535(b))**
 - **FINAL DECISIONS WILL BE POSTED UNDER "LAND HEARINGS" ON THE COUNTY WEBSITE**

APPLICATION-Acknowledgement Notice



Receipt No: _____	Date: _____
\$100 Fee: _____	Document No: _____

Parcel #: R378120110 (Official Use Only) Acres: 2.61

Property Address: 13979 Hollow Rd. City Caldwell Zip Code 83607

Legal Description: Township 5N Range 3W Section 11 County Canyon

Subdivision: N/A Lot _____ Block _____

Applicants Name: Laura + Rick Harris Email: _____

Mailing Address: _____ Phone #: _____

City: _____ State: _____ Zip Code: 83607

Applicant is: Landowner Contractor Installer Other _____ Date: _____

Owners Name: same

Mailing Address: _____ Phone #: _____

City: _____ State: _____ Zip Code: _____

The proposed use will be: Residential Commercial

Is there an existing structure(s) on this parcel? Yes No

Is a Letter of Intended Use provided? Yes No

The proposed change will be: Land Split Land Use Changes (i.e., zoning)
 Preliminary Plat Review Other (See below description of proposal)

Number of lots on the parcel (if applicable): 1

Property is located in: City Impact Zone County

Is the proximity of the structure to city sewer or central wastewater collection system 200 feet or less? Yes No

Water supply: Private Well Shared Well Public Water System

Description of proposal:
Dog Kennel ~~license~~ License
See letter of intended use

SIGNATURE: Laura Harris DATE: 12/19/2022

By my signature above, I certify that all answers and statements on this application are true and complete to the best of my knowledge. I understand that should evaluation disclose untruthful or misleading answers, my application may be rejected or permit canceled. SWDH does not guarantee conditions of approval by signing the application form. The applicant must apply for a subsurface sewage disposal system within one (1) year from the date of signature on this application.

CRS Tax Full Report - Idaho

Tax ID and Location Info

Tax Id	37812011 0	Address	13979 Hollow Rd
Unit No		City	Caldwell
State	ID	Zip Code	83607
Zip Plus4	7527	County	Canyon
Subdivision		Latitude	43.793071
Longitude	-116.670287	Lot	
Block		Carrier Route	R007
Census Block	3	Census Tract	021905

Property Characteristics

Baths	4F 1H	Half Baths	1
Full Baths	4	Bedrooms	6
Fireplaces	0	Has Fireplace	
Year Built	2017	Property Type	RESIDENTIAL
Stories	1	Building SqFt	4644
Building SqFt Total	10602	# of Buildings	1
Acreage	2.61	Lot SqFt	113692

Taxes and Assessments

Total Taxes	4762.43	Assessment Year	2022
Total Assessment	1055630.00	Tax Area	032-00
Tax Year	2022		

Owner Information

Owner Name	Rick J Harris & Laura Harris	Owner Street Address	13979 HOLLOW RD
Owner City	CALDWELL	Owner State	ID
Owner Zip	83607-7527		

Disclaimer:

This information is deemed reliable but not guaranteed.

To whom it concerns,

My name is Laura Harris and my family owns and lives at the property located at 13979 Hollow Rd. Caldwell, ID 83607. I grew up on a farm/ranch and absolutely love animals. I raise AKC Poodles and Doodles of different sizes.

We have several Sheds as multiple outside dog houses/shelters. On the East side of our property we turned our pasture into a dog pasture with 2 separate sections and plan on dividing the larger section into 2 sections. On the west side of our property we have 4 large dogs runs with shelters. They are roughly 20x30 or 15x20 in size. All have shelter and shade.

We also converted our garage into indoor dog runs with a large dog door from our backyard. Dogs can come and go as they please unless I have then kenneled for some reason. Our backyard is probably half an acre. Our total property is about 2.7 acres.

This does not affect any traffic or water quality. We only have our private drive for parking which is sufficient as I generally meet people at their place, fly pups from the airport or meet them in a public parking lot.

My dogs do bark, as all dogs do but only when someone comes into my driveway or if the neighbors dogs are barking. They are all put to bed at night.

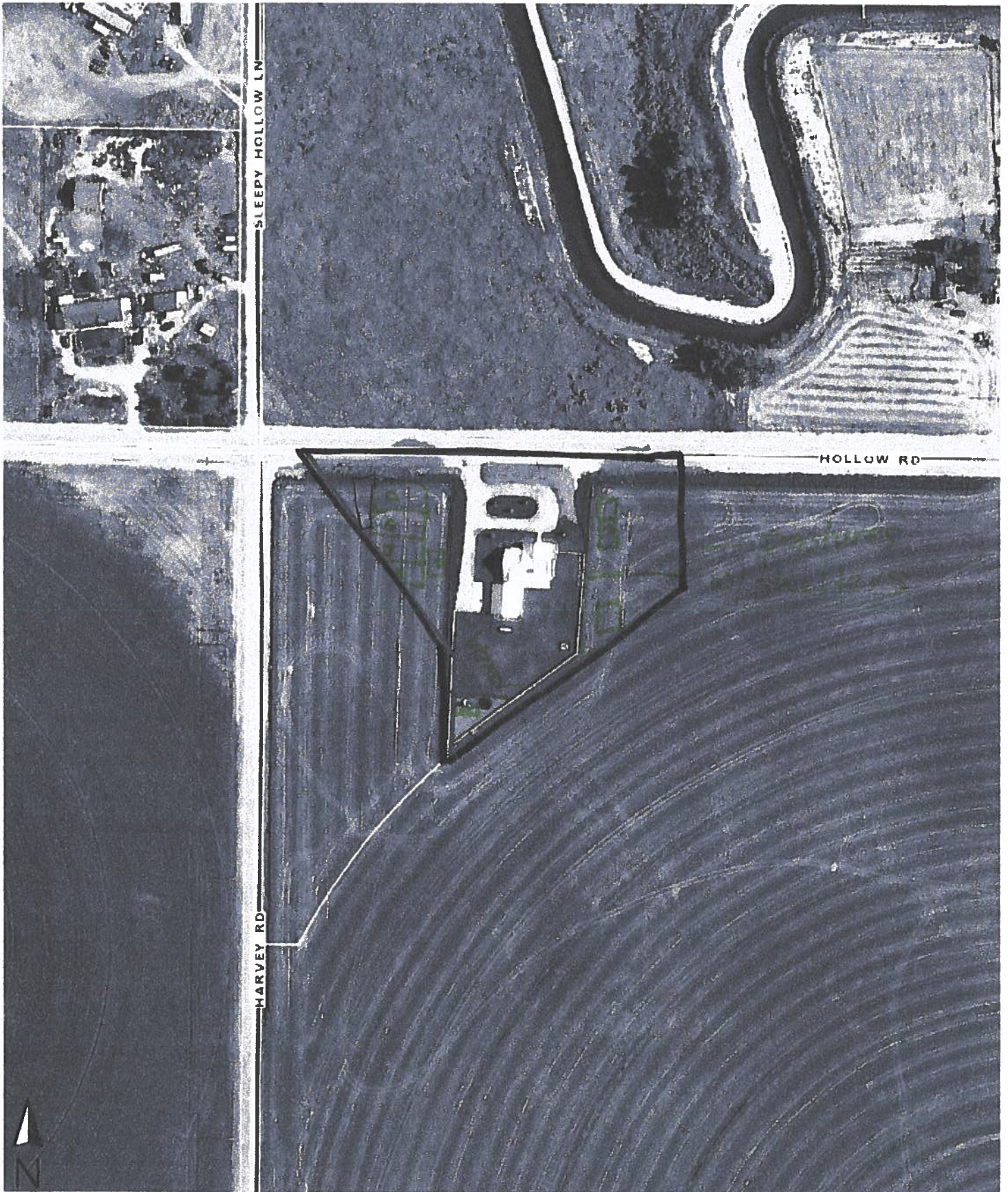
Rick & Laura Harris

13979 Hollow Rd

Caldwell, ID 83607

Laura Harris
R Harris





T.A. OF
SOUTHERN
IDAHO

13979 Hollow Rd Aerial

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.

EXHIBIT A

Parcel 2

Part of the Northwest 1/4 of the Northwest 1/4 of Section 11, Township 5 North, Range 3 West of the Boise Meridian, Canyon County, Idaho described as:

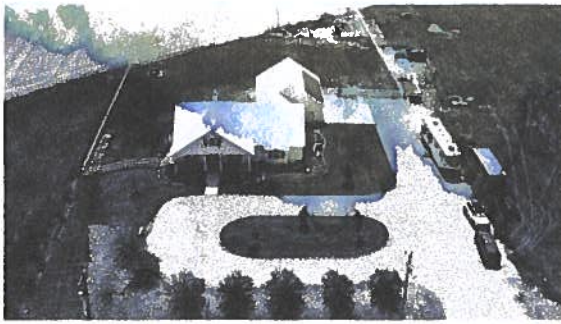
Commencing at a found 5/8" rebar marking the Northwest corner of Section 11, Township 5 North, Range 3 West of the Boise Meridian, Canyon County, Idaho and running thence
S89°55'27"E 60.66 feet along the North line of said Section to a point on the West right-of-way line of an easement in favor of the Pacific Northwest Pipeline Corporation filed as Instrument No. 873553 (said point being the POINT OF BEGINNING); thence
S89°55'27"E 502.23 feet along the North line of said Section; thence
S00°03'24"W 176.39 feet; thence
S53°37'17"W 162.38 feet; thence
S53°17'00"W 214.37 feet; thence
N02°09'02"E 128.02 feet to a point on the West right-of-way line of an easement in favor of the Pacific Northwest Pipeline Corporation filed as Instrument No. 873553; thence
N36°44'53"W 341.44 feet along said right-of-way to the POINT OF BEGINNING.

Laura Harris

05/18/2022 1:47 PM MDT

Rick Harris

05/18/2022 1:48 PM MDT



MLS # **98842221**
 Class **Residential**
 Type **Single Family w/ Acreage**
 Area **Middleton - 1285**
 Address **13979 Hollow Road**
 Unit #
 City **Caldwell**
 Zip **83607**

Asking Price **\$1,250,000**
 Status **Cancelled**
 # Beds **6**
 # Baths **4.5**
 Level **Singlew/BG**
 Garage **3**
 Apx SqFt **4666**

ADDITIONAL PHOTOS Documents Map: Walk: Mortgage Info:



Open House: [<-- Click For Open House Info](#)

Virtual Unbranded 1 2 3

GENERAL

Listing Date **5/12/2022**
 DOM **12**
 Year Built **2017**
 Age **1 - 5 Years**
 Lot Size **irr irr**
 # Acres **2.680**
 Land Size **1 - 4.99 AC**
 School District **Middleton School District #134**
 Grade School **Purple Sage**
 Jr High **Middleton Jr**
 Sr High **Middleton**
 County **Canyon**
 Subdivision **0 Not Applicable**
 Builder
 Est. Comp Date
 Assoc. Fees\$ **\$0.00**
 Assoc Freq **Not Applicable**
 Assoc Setup **0 Type of Fee \$**
 Parcel # **R3781201100**
 Taxes: Yr/Amt **2021 \$4,965.78**

Prc/SqFt **\$267.90**
 # Beds - **2** Apx Above Grade Fin **2333**
 # Beds - Upper **0** Apx Above Grade Unfin **0**
 # Beds - Below **4** Apx Below Grade Fin **2333**
 # Baths - Main **3.0** Apx BelowGrade Unfin **0**
 # Baths - **0.0** Apx Fin SQFT **4666**
 # Baths - **1.5** Apx Unfin SQFT **0**
 Flood Ins Req? **No** Detached Add'l Dwelling**0**
 Water Deliv? **No** Total Apx SQFT
 Water Shares? **No** Home Owner Exempt? **Yes**
 Irrigation Dist? **Yes** Improvement. District? **No**
 Irrig Dist Name **Black Canyon Irrigation D**

REMARKS

Enjoy Modern amenities in a country setting with spectacular views. Your private piece of Idaho awaits you. Enjoy the peaceful surroundings and breathtaking views of the sunrise & sunset with views of Bogus Basin & Shafer Butte, the Boise foothills, the Owyhee Mountains and Squaw Mountain. The gourmet kitchen boasts a gas range, double ovens, huge gourmet pantry, built in desk all while enjoying the wood pellet stove and shiplap vaulted ceilings. Basement has 10' ceilings throughout, 4 bedrooms, 2 bathrooms, a storage room and a workout room.

	Level	Size
Living		
Dining		
Family		
Great		
Kitchen		
Master	Main	
Bed 2	Main	
Bed 3	Down	
Bed 4	Down	
Bed 5	Down	
Bonus		
Entry		
Den		
Eating		
Rec Rm		
Office		
Other		
Utility		
Garage		
Shop		

REO/Bank Owned? **No** In Foreclosure? **No** Short Sale? **No** Auction? **No** HUD Owned? **No**
 Legal **11-5N-3W NW TX 20636 IN NWNW**
 Includes **Swingset, Water Softner**
 Excludes **Refrigerator, Washer/Dryer, Workout equipment, Dog Kennels and Runs**
 Directions **I-84, Exit Hwy 44 and head east, N Old Hwy 30, E Goodson, N El Paso, E Hollow**

FEATURES

COOLING Central Air	LAND USE 2-4 Units	SPRINKLERS Auto, Drip
FIREPLACE Pellet, Wood Stove	ZONING	SEWER Septic
GARAGE TYPE Attached	POOL/SPA	WATER Individual Well
HEATING Forced Air, Propane	ROOF	ACCESS
CONSTRUCTION Hardi Type Siding		
KITCHEN FEAT Breakfast Bar, Dishwasher, Disposal, Double Oven, Microwave, Oven/Range Built-In, Pantry, Refrigerator, Washer, Dryer, Water Softener Own, Island, Granit/Tile/Quartz Count		GREEN CERTS:
LOT FEAT Garden Space, Horses, Irrigation Available, View, Public Road		

STRUCTURE FEAT **Bath-Master, Bed-Master Main Level, Cable/Satellite TV, Covered Patio/Deck, Guest Room, Formal Dining, Family Room, Great Room, Broadband Internet, Dual Vanities, Walk in Closet**
 TERMS **Cash, Consider All, Conventional**

Co-Op Broker
3.00 %



Laura Harris
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laura@buildidaho.com
Today's Date: 11/01/2023

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Canyon County Development Services

111 N. 11th Ave. Room 310, Caldwell, ID 83605
(208) 454-7458

Building Divsn Email: buildinginfo@canyoncounty.id.gov **Planning Divsn Email:** zoninginfo@canyoncounty.id.gov

Receipt Number: 81388

Date: 12/29/2023

Date Created: 12/29/2023

Receipt Type: Normal Receipt

Status: Active

Customer's Name: Rick & Laura Harris

Comments: CU2023-0027

Site Address: 13819 HARVEY RD, Caldwell ID / Parcel Number: 37812000 0

CHARGES

<u>Item Being Paid For:</u>	<u>Application Number:</u>	<u>Amount Paid:</u>	<u>Prevs Pymnts:</u>	<u>Unpaid Amnt:</u>
Planning - Conditional Use Permit	CU2023-0027	\$950.00	\$0.00	\$0.00
Sub Total:		\$950.00		
Sales Tax:		\$0.00		
Total Charges:		\$950.00		

PAYMENTS

<u>Type of Payment:</u>	<u>Check/Ref Number:</u>	<u>Amount:</u>
Check	5099	\$950.00
Total Payments:		\$950.00

ADJUSTMENTS

Receipt Balance: \$0.00