

Project Description

Project

The project is to rezone Parcel: R7334201550 at 7990 Horseshoe Bend Rd. from Zone Code: R-1C to MX-4.

The adjacent property is business offices at 7950 Horseshoe Bend zoned MX-4.

Current and Future Use

Currently, I live in a house that is on the lot.

The rest of the property is used to store building material that I am collecting but even with a stand alone garage and 3 large sheds.

I still have to store building material outside, in makeshift structures made with pallet racks, outside under tarps,

and some material not under tarps outside.

I am still accumulating more building material and running out of room.

This is why I am building a warehouse to store building material.

Much of the building material I have will be used to build the warehouse.

Most of the rest will be used to support the project MinimumViableHomes.org that helps solve the affordable housing problem by creating low cost homes.

When finished, the building will be used as

a limited operation (not open to public) recycling center

to support non-profit organizations that build affordable housing.

Even with the building, the sheds will continue to be used for the same purpose.

Much of the material I have comes from intercepting material bound for the landfill.

Most of the rest come from auctions and classified ads.

When the recycling center is finished,

I will step up my efforts in collecting free and low cost building material.

Reason for Zoning

Because of large front setbacks (20ft) and side setbacks (5/10ft),

I do not have enough room to build a suitable warehouse.

This also supports the future commercial use of the property

including the warehouse and when the State Street Urban Renewal reaches my property,

I will build a micro apartment complex made up with naturally occurring affordable housing units

which is made possible by applying Minimum Viable Homes methodologies.

The other reason is to make my property attractive by moving building material inside.

Building

The planned structure is a 30x50 single floor story flat roof building to be used as storage of used building material.

The ceiling height is 12 ft, so the building will be 14 ft tall.

The building will be built according to the Boise Blueprint.