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MAY 03 2016

GARDEN CITY

May 4, 2016

**Garden City Department of Planning and Permitting
C/O: Design Review Committee**

Design Review Letter of Intent

To Whom It May Concern:,

Statement of Intent -

Pursuant to our Design Review application for the Renaissance Office Building located at Lot 4 block 4 Fairview acres #01 #8848031, Chad Vincent of Renaissance Remodeling requests approval to our design review application for 5,944sf for office and storage space, new construction.

Renaissance Remodeling is a design build remodeling company. We have design/drafting and administrative personnel using the offices and design area full time. The main lobby will have design elements for our clients to see how each works (door samples, drawers, trash pullouts, countertop samples, etc.) basically an interactive small show area for our select clients.

We also will bring most of the elements for each home remodel before the job starts and stage them on site for each job ie., cabinets, sinks, some tile. Then each job will be ready to ship out and start properly.

We will have a miter saw and table saw so that we have the ability to build small custom things here if there is no room or bad weather on site.

We do not and will not store any chemicals or bulk products of any kind. Usually we have a small cleaning closet where we will have spray bottles or quart size cleaners only.

Occasionally our field staff will have a trailer that is not being used on a job site that will be stored overnight if not being used. We have never and do not plan to keep any vehicles on site. We have company owned trucks that go home with our employees overnight and on weekends.

-Chad Vincent
Owner Renaissance Remodeling

Legal Description: Lot 4 block 4 Fairview acres #01 #8848031

Should you have any questions or concerns regarding this response letter please contact me immediately? We thank you for your time and consideration for this project.

Thank you,

Adam Joslin

Adam Joslin – Project Manager
ALC Architecture
adamj@alcarchitecture.com
208.514.2713



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MAY 05 2016
GARDEN CITY
DEVELOPMENT SERVICES

42nd

Osage

Chinden

116

108

106

4224

4218

4290

4295

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208

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117

113

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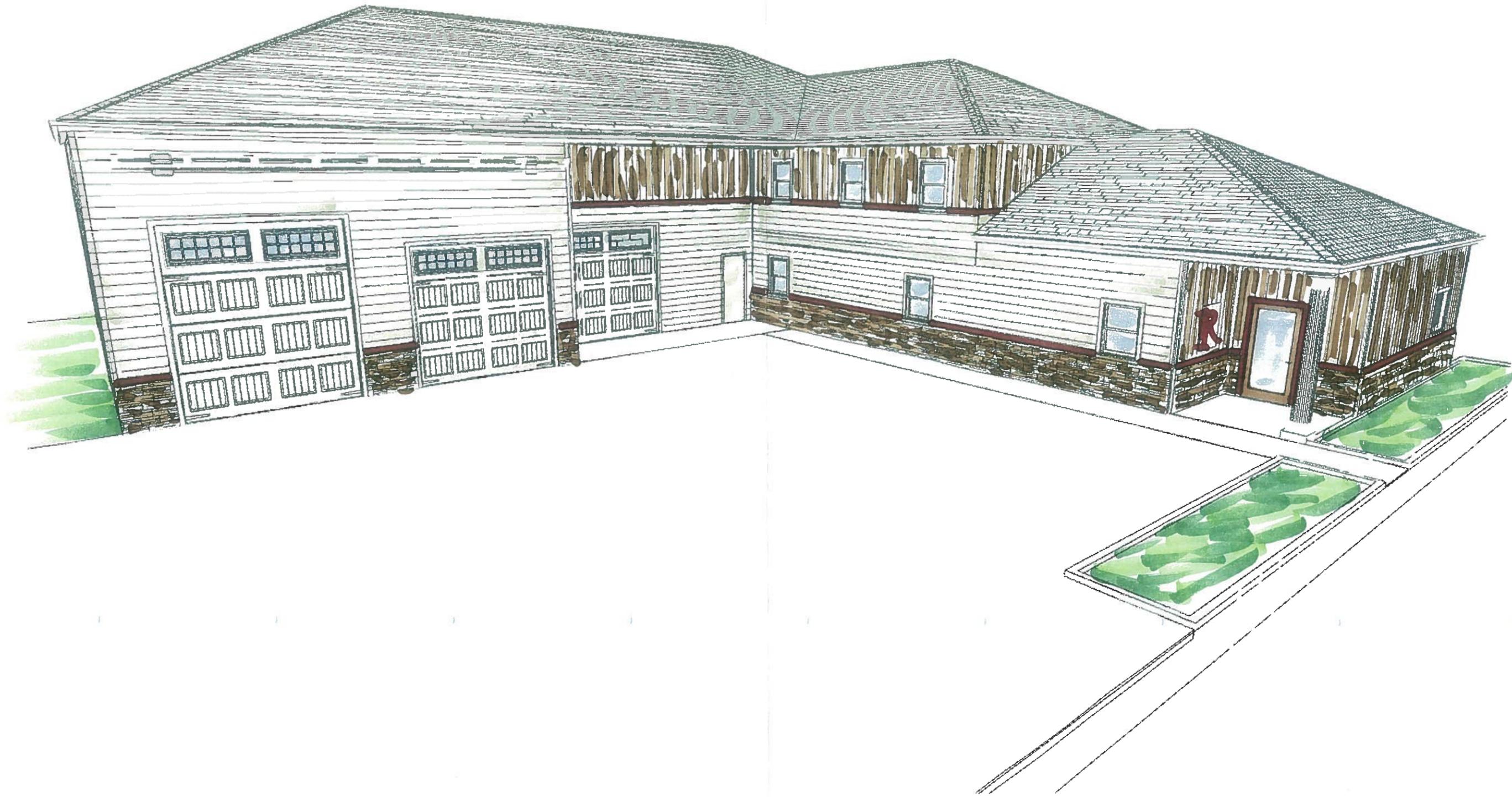
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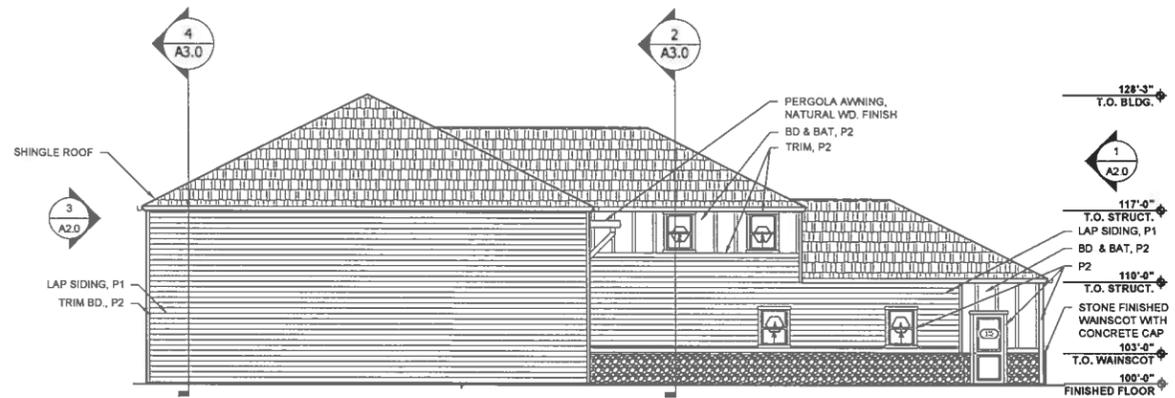
MAY 05 2016

GARDEN CITY
DEVELOPMENT SERVICES

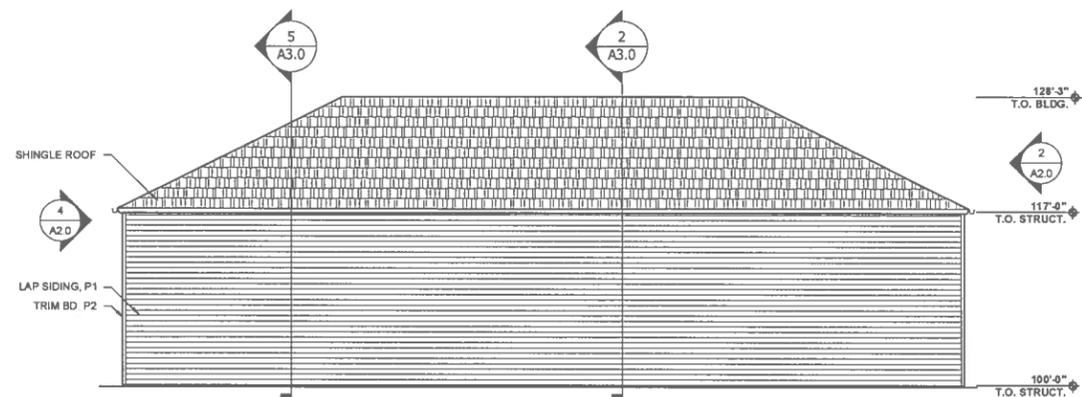




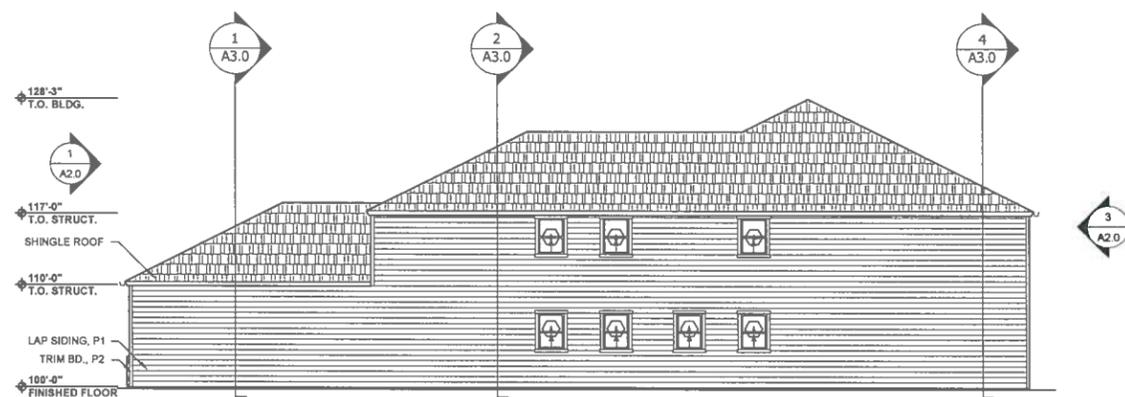
① **SOUTH ELEVATION**
SCALE: 1/8"=1'-0"



② **WEST ELEVATION**
SCALE: 1/8"=1'-0"



③ **NORTH ELEVATION**
SCALE: 1/8"=1'-0"



④ **EAST ELEVATION**
SCALE: 1/8"=1'-0"

LICENSIED ARCHITECT
AR-684784
09.15.2015
JEFFREY R. LINDS
STATE OF IDAHO

NO.	REVISIONS	DATE



PROJECT FOR:
RENAISSANCE OFFICE BUILDING
OSAGE STREET
GARDEN CITY, IDAHO

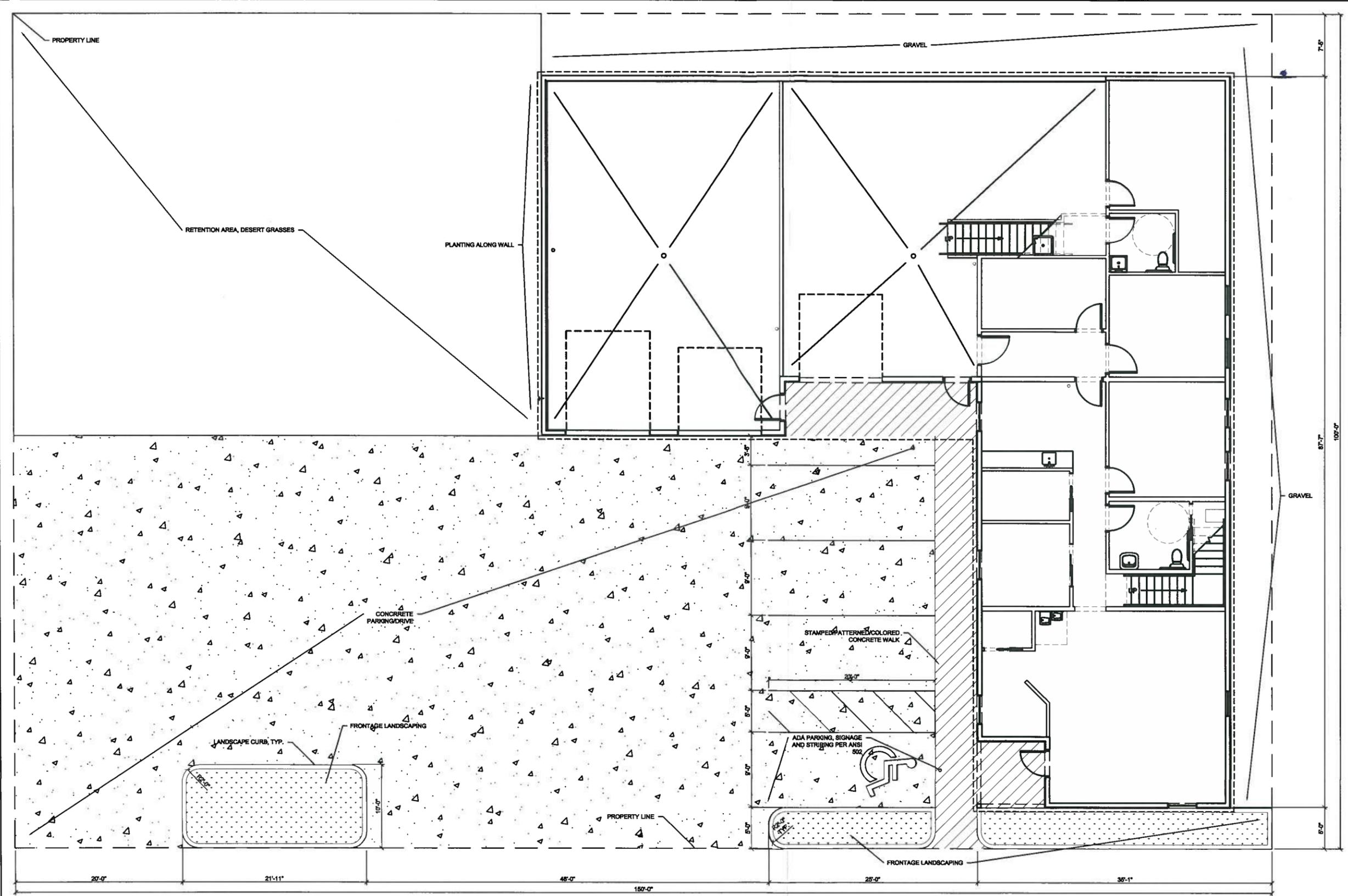
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CHECKED BY: EA
JOB # :
DATE: 4.26.2016

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A2.0

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LICENSED ARCHITECT
 ARCHITECT
 09.15.2015
 ALC ARCHITECTURE

NO.	REVISIONS	DATE

ALC collaborative
 architecture
 1119 E. State Street, Suite 110 - Eagle, ID 83616
 208.514.2713

PROJECT FOR:
RENAISSANCE OFFICE BUILDING
 OSAGE STREET GARDEN CITY, IDAHO

DRAWN BY: AJ
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 DATE: 4.26.2016

PERMIT SET

A0.2

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① **SITE PLAN**
 SCALE: 1/16"=1'-0"

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 GARDEN CITY

GENERAL NOTES

- A. DOORS TO BE 6" FROM WALL UNLESS NOTED
- B. CONTRACTOR TO VERIFY ALL DIMENSIONS AND JOB SITE CONDITIONS.
- C. CONTRACTOR TO COORDINATE ARCHITECTURAL DRAWINGS WITH STRUCTURAL, MECHANICAL, ELECTRICAL, PLUMBING, INTERIOR FINISHES, AND EQUIPMENT VENDORS
- D. PROVIDE BLOCKING FOR EQUIPMENT.
- E. ALL DIMENSIONS ARE TO FACE OF STUD, UNLESS NOTED OTHERWISE.
- F. ALL CEILINGS ARE TO BE GYP. TEXTURED, AND PAINTED

LICENSED ARCHITECT
 APR-004724
 09.15.2015
 JEFFREY R. LINDER
 STATE OF IDAHO

NO.	DATE	REVISIONS

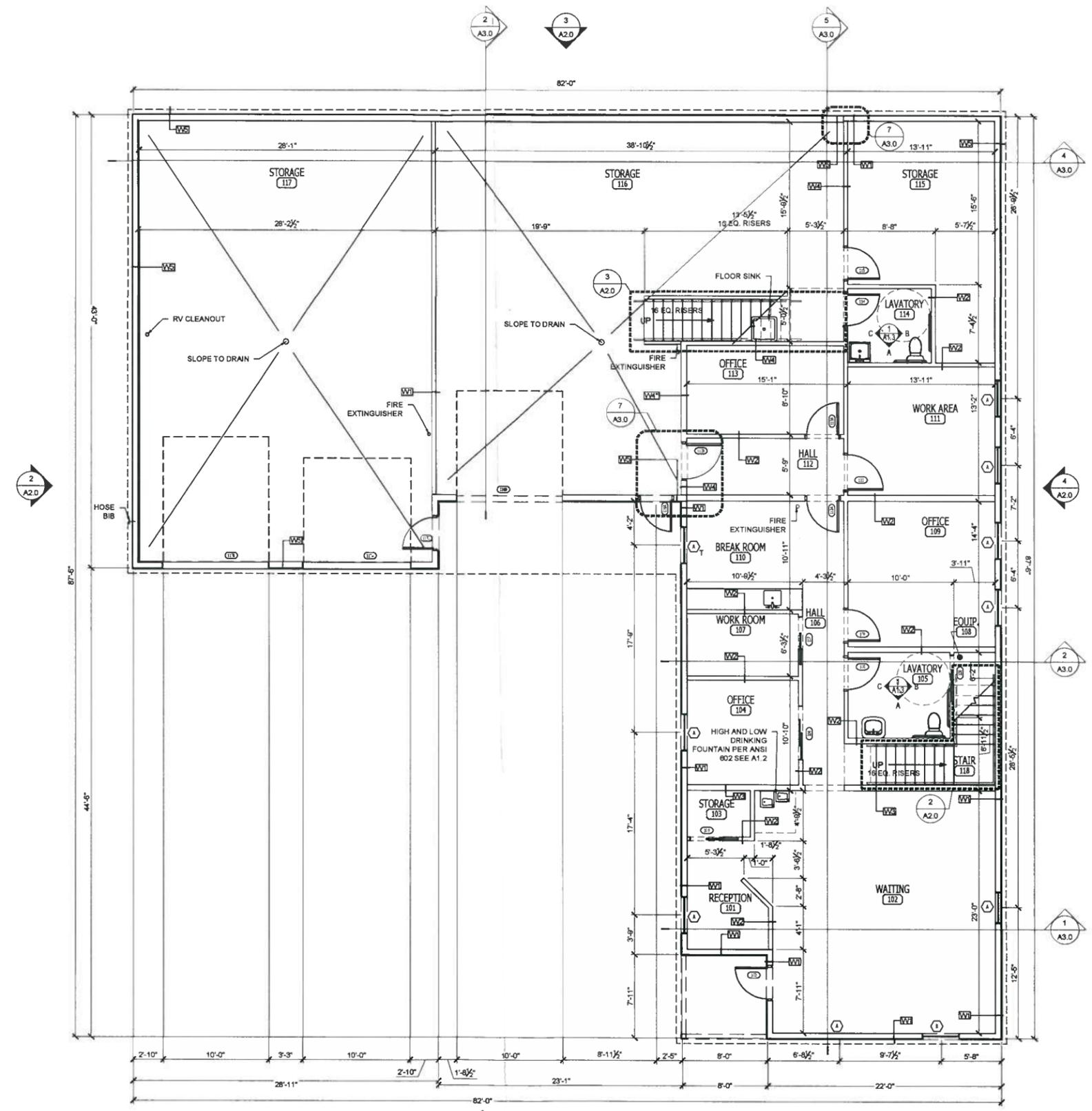
ALC collaborative
 architecture
 1119 E. State Street, Suite 270, Eagle, ID 83616
 208.514.2713

PROJECT FOR:
RENAISSANCE OFFICE BUILDING
 GARDEN CITY, IDAHO
 OSAGE STREET

DRAWN BY: AJ
 CHECKED BY: EA
 JOB # :
 DATE: 4.26.2016.

PERMIT SET

A1.0



- W1
 EXTERIOR WALL
 • 5.5" STUD
 • BATT INSULATED
 • TYPE X GYP INTERIOR
 • SHEATHING, SEE STRUCT
 • LAP SIDING, SEE ELEVATIONS
 • STONE, SEE ELEVATIONS
- W2
 INTERIOR WALL
 • 3.5" STUD
 • BATT INSULATED
 • 1 LAYER 5/8" TYPE X GYP BOTH SIDES*
- W3
 INTERIOR WALL
 • 5.5" STUD
 • BATT INSULATED
 • 1 LAYER 5/8" TYPE X GYP BOTH SIDES
 * 1 LAYER 5/8" TYPE X GYP, 1 SIDE WHEN OCCURRING ADJACENT TO CONCRETE STRUCTURE
- W4
 INTERIOR WALL
 • FIRE RATED WALL ASSEMBLY
 • 3.5" STUD "5.5" STUD
 • BATT INSULATED
 • 1 LAYER 5/8" TYPE X FIRE RATED GYP, BOTH SIDES
 DESIGN #UL 317
- W5
 EXTERIOR WALL
 • 2x8" LVL STUD
 • BATT INSULATED
 • TYPE X GYP INTERIOR
 • SHEATHING, SEE STRUCT
 • LAP SIDING, SEE ELEVATIONS
 • STONE, SEE ELEVATIONS

1 **1ST FLOOR PLAN**
 SCALE: 3/16"=1'-0"

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- E. ALL DIMENSIONS ARE TO FACE OF STUD, UNLESS NOTED OTHERWISE
- F. ALL CEILINGS ARE TO BE GYP TEXTURED, AND PAINTED

LICENSED ARCHITECT
AP-884724
Jeffrey R. Lines
09.15.2015
JEFFREY R. LINES
STATE OF IDAHO

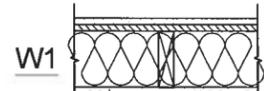
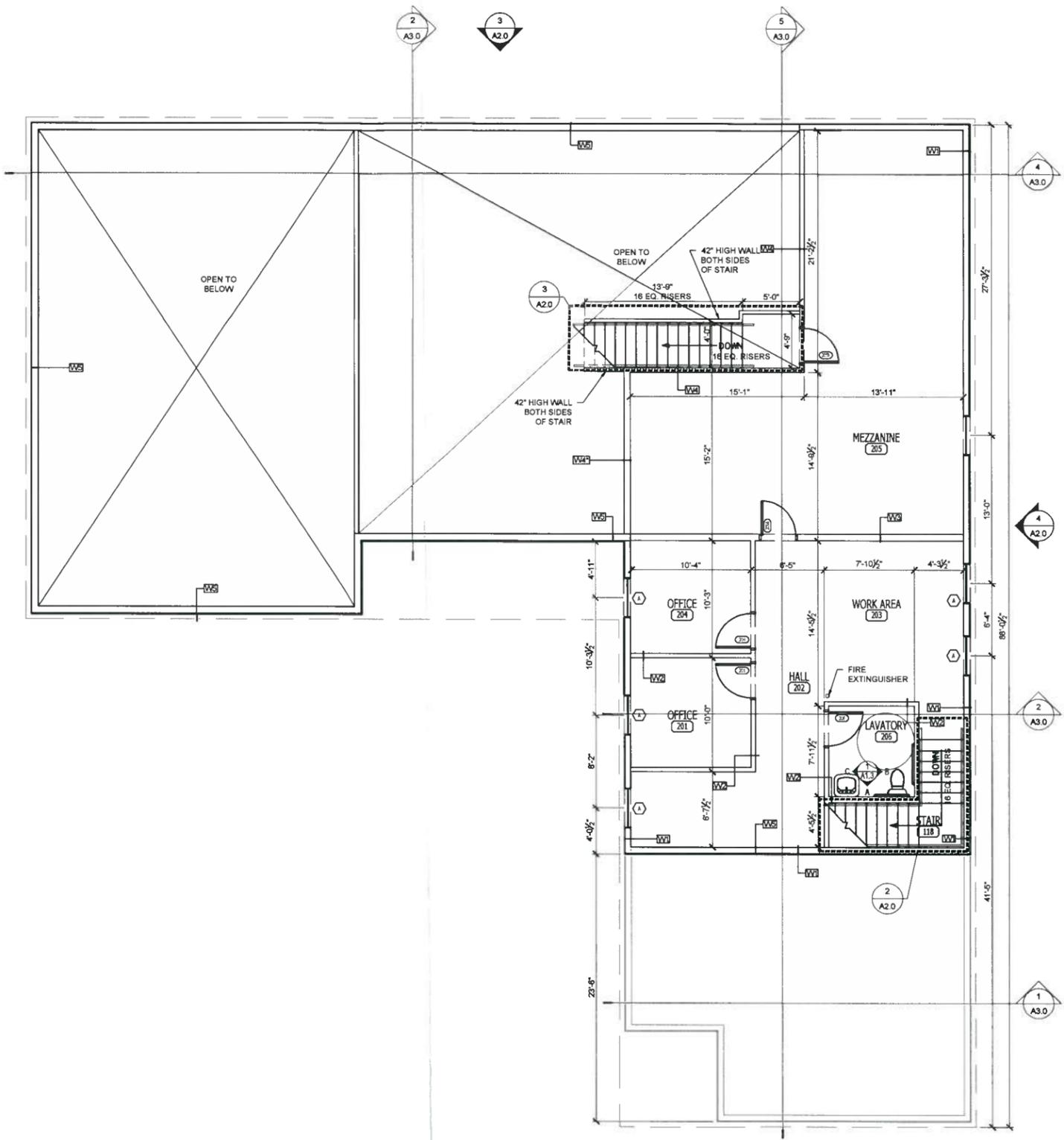
NO.	REVISIONS	DATE

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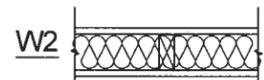
PROJECT FOR:
RENAISSANCE OFFICE BUILDING
GARDEN CITY, IDAHO
OSAGE STREET

DRAWN BY: A1
CHECKED BY: EA
JOB #: -
DATE: 4.26.2016
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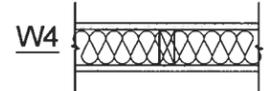
- EXTERIOR WALL
- 5.5" STUD
- BATT INSULATED
- TYPE X GYP INTERIOR SHEATHING, SEE STRUCT
- LAP SIDING, SEE ELEVATIONS
- STONE, SEE ELEVATIONS



- INTERIOR WALL
- 3.5" STUD
- BATT INSULATED
- 1 LAYER 5/8" TYPE X GYP BOTH SIDES*



- INTERIOR WALL
- 5.5" STUD
- BATT INSULATED
- 1 LAYER 5/8" TYPE X GYP BOTH SIDES
- * 1 LAYER 5/8" TYPE X GYP, 1 SIDE WHEN OCCURRING ADJACENT TO CONCRETE STRUCTURE



- INTERIOR WALL
- FIRE RATED WALL ASSEMBLY
- 3.5" STUD 1.5" STUD
- BATT INSULATED
- 1 LAYERS 5/8" TYPE X FIRE RATED GYP BOTH SIDES
- DESIGN #14.317



- EXTERIOR WALL
- 2x6 LVL STUD
- BATT INSULATED
- TYPE X GYP INTERIOR SHEATHING, SEE STRUCT
- LAP SIDING, SEE ELEVATIONS
- STONE, SEE ELEVATIONS

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① **2ND FLOOR PLAN**
SCALE: 3/16"=1'-0"

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