



**City of Ketchum
Planning & Building**

NOTICE OF PUBLIC HEARING BEFORE THE KETCHUM PLANNING AND ZONING COMMISSION

Meeting Date:	April 12, 2022
Meeting Time:	4:30 PM, or thereafter as the matter can be heard.
Meeting Location:	City Hall Council Chambers, 191 5 th Street W, Ketchum, Idaho. The meeting will be livestreamed at www.ketchumidaho.org/meetings . Public comment may be given remotely, when the public comment portion of the meeting for this item is opened. The link to join the webinar for the meeting is: https://ketchumidaho-org.zoom.us/j/85148242140 Webinar ID: 851 4824 2140. This information can also be found on the meeting agenda.
Project Name:	Bohica Building Project
Project Location:	131 N Washington Ave (Ketchum Townsite: Block 39: Lot 3)
Zoning:	Community Core – Sub District 2 – Mixed Use (CC-2)
Representatives:	Mike Brunelle, Brunelle Architects Sean Flynn, Galena Engineering
Property Owner:	Bohica Idaho, LLC
Application Types:	Design Review (P22-001) & Subdivision – Condominium Preliminary Plat (P22-012)
Project Description:	<p>The Commission will consider, and take action on, a Design Review application proposing conversion of an existing 6,245 square foot restaurant space and the addition of 3,409 square feet for a 9,764 square foot three story building consisting of 1,422 square feet of retail commercial on the ground floor, one community housing unit on the ground floor, and two residential dwelling units on the second and third floors, for a total of three residential units. Two garage spaces and one surface parking space are provided on-site and accessed from the alley. The project is located at 131 N Washington Ave, within the Community Core – Sub District 2 – Mixed Use (CC-2) zone district.</p> <p>The Commission will also consider and take action on a Condominium Preliminary Plat subdivision application for the proposed Bohica Building Project. The application proposes to subdivide the building into four condominium units, associated parking, limited common elements, and common area.</p>

A copy of the Staff Report will be available on the City website at the following link <https://ketchumidaho.org/meetings>. The meeting will be livestreamed with the video feed accessible at the same link at 4:30 p.m. the day of the meeting.

NOTICE IS FURTHER GIVEN that, at the aforementioned time, all interested persons shall be given an opportunity to comment on the matter stated above. Comments and questions prior to the hearing may be directed to the Ketchum Department of Planning and Building, P.O. Box 2315, Ketchum, Idaho, 83340, or via email to participate@ketchumidaho.org. Written comments received by 5:00 PM, seven (7) days prior to the hearing will be included as an attachment to the staff report. For additional information, please call (208) 726-7801.

Publication Date: March 23, 2022