

FINDINGS OF FACT, CONCLUSIONS OF LAW AND DECISION

On February 2, 2009, the Hailey Planning and Zoning Commission considered the recommendation by the Administrator to exempt from design review an alteration of the exterior of an existing building, located at Lots 9, 10, 11, 12, Block 135, Hailey Townsite (817 South Third Avenue), within the Limited Business zoning district. The Commission, having been presented with all information regarding the proposal, hereby makes the following Findings of Fact, Conclusions of Law and Decision.

FINDINGS OF FACT

Standards of Evaluation

Articles IV and VIA of the Hailey Zoning Ordinance establish the criteria for applications for Zoning and Design Review. For each applicable standard (in bold print), the Commission makes the following Findings of Fact:

6A.3.f. the Administrator has the authority to recommend exemption of certain projects from the design review requirements, upon finding; the project is minor, will not conflict with the design review standards of this Chapter and will not adversely impact any adjacent properties. Examples include, but are not limited to minor deck additions, changes to siding materials, changes to an existing window or door, an addition of a window or door, and minor landscape changes. Such recommendation for exemption shall be drafted in the form of Findings of Fact and Conclusions of Law, subject to final decision by the Commission on its consent agenda prior to issuance of a building permit. Should the Commission deny the Administrator's recommendation or should the Administrator determine that the proposal does not meet all of the above evaluation criteria, the project shall be subject to the provisions of this chapter prior to issuance of a building permit.

The Administrator reviewed a request submitted by Rene Bine, the owner of Valley Car Wash, for an alteration of the exterior of an existing building, Lots 9, 10, 11, 12, Block 135, Hailey Townsite (817 South Third Avenue), within the Limited Business zoning district. The proposed alterations consist of replacing an open manual car wash bay with a new automatic car wash bay. The existing car wash bay is being used to store equipment and its exterior has not changed. The doors on the new automatic car wash bay are poly carbonate as opposed to conventional garage doors.

The Administrator finds the proposed alterations constitutes a minor project, will not conflict with the design review standards of this Chapter and will not adversely impact any adjacent properties because the only visible change to the exterior is an enclosure with bay doors, to an area that was previously unenclosed.

The Administrator reviewed the Commission's Findings of Fact and Conditions of Approval regarding the original design review approval. The proposed alteration does not conflict with any prior approvals or requirements.

The Administrator recommends exemption of Valley Car Wash from the design review requirements.

CONCLUSIONS OF LAW AND DECISION

Based upon the above Findings of Fact, the Commission makes the following Conclusions of Law and Decision:

1. The proposed alterations constitute a minor project, will not conflict with the design review standards of this Chapter and will not adversely impact any adjacent properties.
2. The alterations to the building are approved and are documented in the project file.
3. This approval exempts this project from the design review requirements and standards of Article VIA.

Signed this _____ day of _____, 2009.

Owen Scanlon, Chair
Hailey Planning and Zoning Commission

Attest:

Becky Mead, Deputy Clerk

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on the _____ day of _____, 2009, I served a true and correct filed copy of the within and foregoing document upon the parties named below, in the manner noted:

<input type="checkbox"/>	U.S. Mail	Rene Bine
<input type="checkbox"/>	Via Electronic Mail	P.O. Box 4148
<input type="checkbox"/>	Via Facsimile	Hailey, ID 83333
<input type="checkbox"/>	Hand Delivered	
<input type="checkbox"/>	U.S. Mail	Carlos Rodriguez
<input type="checkbox"/>	Via Electronic Mail	P.O. Box 4148
<input type="checkbox"/>	Via Facsimile	Hailey, ID 83333
<input type="checkbox"/>	Hand Delivered	carlosdeide@yahoo.com

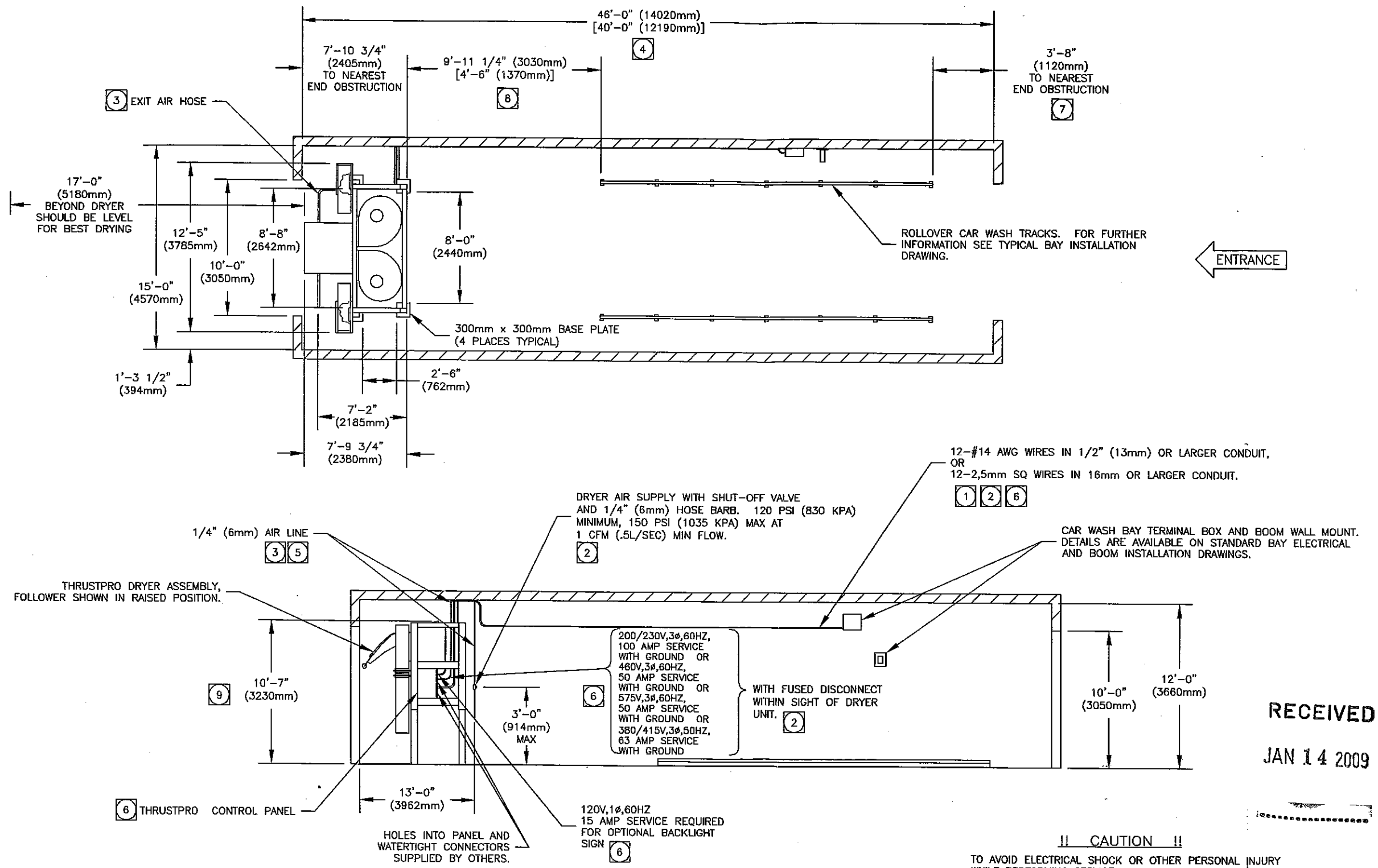
CITY OF HAILEY

By _____
Becky Mead, Deputy Clerk

Dear: City of Haley Planning Dept.

We are requesting this change to the Valley Car Wash to facilitate replacing our 20 year old automatic car wash. The unit quit functioning and was not repairable. The new car washes require more Spu than the limits 20 years ago and thus we needed to move the new wash into the next bay and also use part of the bay which had housed the old car wash, for the additional equipment. This was the only way possible to replace the car wash (after consulting with numerous companies). The doors are necessary to keep the equipment from freezing in winter. We did choose to use these semi clear polycarbonate doors as opposed to conventional garage doors to lessen the visual impact on the structure.

Sincerely
René Bine



NOTES:

- ① ALL WIRES TO BE THHN OR THWN.
- ② SUPPLIED AND INSTALLED BY OTHERS.
- ③ SUPPLIED BY RYKO, AND INSTALLED BY OTHERS.
- ④ DIMENSIONS SHOWN IN BRACKETS ARE FOR MINIMUM LENGTH BAY.
- ⑤ ROUTE AIR HOSE WITH AND SECURE TO ELECTRICAL CONDUITS. CONNECT TO HOSE BARB ON THE DRYER AIR SUPPLY SHUT-OFF VALVE.
- ⑥ SEE 16322-006 FIELD WIRING/TPD W/O PLC DRAWING FOR CORRECT ELECTRICAL CONNECTION.
- ⑦ HOLD 3'-8" (1120mm) DIMENSION UNTIL DIMENSION BETWEEN EXIT END OF TRACK AND THRUSTPRO IS 4'-6" (1370mm). THEN FOR BAYS WHERE ENTRANCE END OF TRACK TO ENTRANCE END OBSTRUCTION IS LESS THAN 3'-8" (1120mm), THE ENTRANCE END BUMPER STOP AND PROX SWITCH TARGET WILL HAVE TO MOVE TOWARD EXIT END FROM NORMAL MOUNTING LOCATION BY THE AMOUNT THE DIMENSION IS LESS THAN 3'-8" (1120mm). NOTE: IF SHORT BAY KIT IS INSTALLED, REFER TO SHORT BAY INSTALLATION DRAWING.
- ⑧ REDUCE THIS DIMENSION FIRST, DOWN TO 4'-6" (1370mm) MINIMUM DIMENSION.

!! CAUTION !!
 TO AVOID ELECTRICAL SHOCK OR OTHER PERSONAL INJURY WHILE PERFORMING SERVICE ON THE CAR WASH EQUIPMENT, DISCONNECT ALL POWER SUPPLIES TO THE CAR WASH EQUIPMENT, AND DO NOT STAND OR CLIMB ON THE MACHINE AT ANY TIME FOR ANY REASON.

GENERAL NOTES:

- ALL CONSTRUCTION TO MEET ALL APPLICABLE LOCAL, STATE AND NATIONAL CODES.
- ALL ELECTRICAL FITTINGS TO BE WATERTIGHT.
- ANY FIXTURES, INCLUDING LIGHTS, IN THE VICINITY OF WASH UNIT TO BE WATERTIGHT.
- NO CONDUITS MAY BE INSTALLED IN THE TOP OF ANY ENCLOSURE.

PRODUCT		ThrustPro		ECO		LTR		APVD		DATE	
All specifications subject to change without notice.		SCALE	DATE	CHK'D	DATE	DESCRIPTION		BY		DATE	
None		NONE	3/14/00	WEDDLE	3/14/00	THRUSTPRO DRYER INSTALLATION/WITHOUT PLC, 46' BAY & LESS		HD		11/19/01	
DRAWN		WEDDLE	3/14/00	APVD	3/14/00	REV TITLE, NOTE 7; ADD NOTE 8		WD		3/15/00	
REV. DWG NO.		B	12981-011	RELEASED DRAWING		REV TITLE, NOTE 7; ADD NOTE 8		WD		3/14/00	
RYKO®MFG.CO. GRIMES,IOWA, 50111 U.S.A.		12981-011		ECO		REV TITLE, NOTE 7; ADD NOTE 8		WD		3/14/00	
THRUSTPRO DRYER		12981-011		LTR		REV TITLE, NOTE 7; ADD NOTE 8		WD		3/14/00	
INSTALLATION/WITHOUT PLC, 46' BAY & LESS		12981-011		LTR		REV TITLE, NOTE 7; ADD NOTE 8		WD		3/14/00	
REV. DWG NO.		12981-011		LTR		REV TITLE, NOTE 7; ADD NOTE 8		WD		3/14/00	
B		12981-011		LTR		REV TITLE, NOTE 7; ADD NOTE 8		WD		3/14/00	

FORM #19477-039 REV B 1/21/97

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 JAN 14 2009