

JOINT APPLICATION FOR PERMITS

U.S. ARMY CORPS OF ENGINEERS - IDAHO DEPARTMENT OF WATER RESOURCES - IDAHO DEPARTMENT OF LANDS

Authorities: The Department of Army Corps of Engineers (Corps), Idaho Department of Water Resources (IDWR), and Idaho Department of Lands (IDL) established a joint process for activities impacting jurisdictional waterways that require review and/or approval of both the Corps and State of Idaho: Department of Army permits are required by Section 10 of the Rivers & Harbors Act of 1899 for any structure(s) or work in or affecting navigable waters of the United States and by Section 404 of the Clean Water Act for the discharge of dredged or fill materials into waters of the United States, including adjacent wetlands. State permits are required under the State of Idaho, Stream Protection Act (Title 42, Chapter 38, Idaho Code and Lake Protection Act (Section 58, Chapter 13 et seq., Idaho Code). In addition the information will be used to determine compliance with Section 401 of the Clean Water Act by the appropriate State, Tribal or Federal entity.

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See Instruction Guide for assistance with Application. Accurate submission of requested information can prevent delays in reviewing and permitting your application. Drawings including vicinity maps, plan-view and section-view drawings must be submitted on 8-1/2 x 11 papers.

Do not start work until you have received all required permits from both the Corps and the State of Idaho

FOR AGENCY USE ONLY

USACE NWW-	Date Received:	<input type="checkbox"/> Incomplete Application Returned	Date Returned:
Idaho Department of Water Resources No.	Date Received:	<input type="checkbox"/> Fee Received DATE:	Receipt No.:
Idaho Department of Lands No. L9586193	Date Received: 9/30/25	<input checked="" type="checkbox"/> Fee Received 4,075- DATE: 9/30/25	Receipt No.: 4671

1. CONTACT INFORMATION - APPLICANT Required:				2. CONTACT INFORMATION - AGENT:			
Name: Olinger, Adam , Olinger Coral				Name: Scott Hansen			
Company:				Company: Laneco Marine			
Mailing Address: 2600a E Seltice Way #181				Mailing Address: PO Box 541			
City: Post Falls	State: ID	Zip Code: 83854	City: Kootenai	State: ID	Zip Code: 83840		
Phone Number (include area code): (208) 827-6417	E-mail: olingerpropertiesllc@gmail.com			Phone Number (include area code): (208) 514-3900	E-mail: scott@lanecomarine.com		

3. PROJECT NAME or TITLE: Olinger dock2				4. PROJECT STREET ADDRESS: S. Millview Ln			
5. PROJECT COUNTY: Kootenai		6. PROJECT CITY: Coeur d'Alene		7. PROJECT ZIP CODE: 83814		8. NEAREST WATERWAY/WATERBODY: Spokane River	
9. TAX PARCEL ID#: 50N04W104800		10. LATITUDE: 47.70 LONGITUDE: 116.82		11a. 1/4: NE 11b. 1/4: SW 11c. SECTION: 10		11d. TOWNSHIP: 50N 11e. RANGE: 4W	
12a. ESTIMATED START DATE: 8/01/25		12b. ESTIMATED END DATE: 3/01/26		13a. IS PROJECT LOCATED WITHIN ESTABLISHED TRIBAL RESERVATION BOUNDARIES? <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES Tribe:			
13b. IS PROJECT LOCATED IN LISTED ESA AREA? <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES				13c. IS PROJECT LOCATED ON/NEAR HISTORICAL SITE? <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES			

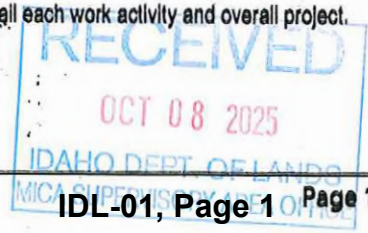
14. DIRECTIONS TO PROJECT SITE: Include vicinity map with legible crossroads, street numbers, names, landmarks.

From downtown Cd'A head N 1.2 miles toward US95 Sandpoint/Moscow, take left onto US95 toward Moscow. in about .7 miles turn right onto S.Fairmont Loop Rd, in .3 miles take a slight right turn onto Millview Ln, in 600 ft take a slight left turn onto S Millview Ln, in .7miles destination is on right.

15. PURPOSE and NEED: Commercial Industrial Public Private Other

Describe the reason or purpose of your project; include a brief description of the overall project. Continue to Block 16 to detail each work activity and overall project.

To add community docks and boat lifts for personal use + boat houses



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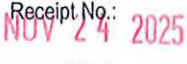

U.S. ARMY CORPS OF ENGINEERS - IDAHO DEPARTMENT OF WATER RESOURCES - IDAHO DEPARTMENT OF LANDS

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Idaho Department of Lands No. L9556193	Date Received:	<input type="checkbox"/> Fee Received DATE:						Receipt No.:	
INCOMPLETE APPLICANTS MAY NOT BE PROCESSED									
1. CONTACT INFORMATION - APPLICANT Required:					2. CONTACT INFORMATION - AGENT:				
Name: Alex Hamill					Name: Scott Hansen				
Company:					Company: Laneco Marine				
Mailing Address: 838 N 7th St					Mailing Address: 258 McGhee Rd				
City: Coeur d'Alene		State: ID	Zip Code: 83814		City: Sandpoint		State: ID	Zip Code: 83864	
Phone Number (include area code): (208) 660-8129		E-mail: alex.hamill@wefund4u.com			Phone Number (include area code): (208) 514-3900		E-mail: scott@lanecomarine.com		
3. PROJECT NAME or TITLE: Hamill Dock					4. PROJECT STREET ADDRESS: S. Millview Ln				
5. PROJECT COUNTY: Kootenai		6. PROJECT CITY: Coeur d'Alene			7. PROJECT ZIP CODE: 83814		8. NEAREST WATERWAY/WATERBODY: Spokane River		
9. TAX PARCEL ID#: 50N04W104850		10. LATITUDE: 47°41.7375 LONGITUDE: -116°49.2106		11a. 1/4: NE	11b. 1/4: SW	11c. SECTION: 10		11d. TOWNSHIP: 50N	11e. RANGE: 4W
12a. ESTIMATED START DATE: 8/1/25		12b. ESTIMATED END DATE: 3/1/26			13a. IS PROJECT LOCATED WITHIN ESTABLISHED TRIBAL RESERVATION BOUNDARIES? <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES Tribe:				
13b. IS PROJECT LOCATED IN LISTED ESA AREA? <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES					13c. IS PROJECT LOCATED ON/NEAR HISTORICAL SITE? <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES				
14. DIRECTIONS TO PROJECT SITE: Include vicinity map with legible crossroads, street numbers, names, landmarks. From dwn twn Cd'A head N 1.2 miles toward US95 Sandpoint/Moscow. take left onto US95 toward Moscow. in about .7 miles turn right onto S. Fairmont Loop Rd. in.3 miles take a slight right turn onto Millsview Ln. in 600 ft take a slight left turn onto S. Millview Ln. in .7 miles destination is on right.									
15. PURPOSE and NEED: <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Public <input checked="" type="checkbox"/> Private <input type="checkbox"/> Other Describe the reason or purpose of your project; include a brief description of the overall project. Continue to Block 16 to detail each work activity and overall project. To add a community dock and boat lifts and boat garage									

JOINT APPLICATION FOR PERMITS

L 9656193

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INCOMPLETE APPLICANTS MAY NOT BE PROCESSED									
1. CONTACT INFORMATION - APPLICANT Required:					2. CONTACT INFORMATION - AGENT:				
Name: Jason Vedadi					Name: Scott Hansen				
Company: Vedadi Family Trust					Company: Laneco Marine				
Mailing Address: 6501 E Greenway Pkwy #106-486					Mailing Address: PO Box 541				
City: Scottsdale		State: AZ	Zip Code: 85254		City: Kootenai		State: ID	Zip Code: 83840	
Phone Number (include area code): (480) 669-7060		E-mail: vedadicorp@gmail.com			Phone Number (include area code): (208) 514-3900		E-mail: scott@lanecomarine.com		
3. PROJECT NAME or TITLE: Vedadi Dock					4. PROJECT STREET ADDRESS: 94 S. Millview Lane				
5. PROJECT COUNTY: Kootenai		6. PROJECT CITY: Coeur d'Alene			7. PROJECT ZIP CODE: 83814		8. NEAREST WATERWAY/WATERBODY: Spokane River		
9. TAX PARCEL ID#: 50N04W104950		10. LATITUDE: 47.70		11a. 1/4: NE		11b. 1/4: SW	11c. SECTION: 10	11d. TOWNSHIP: 50N	11e. RANGE: 4W
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INCOMPLETE APPLICANTS MAY NOT BE PROCESSED					
1. CONTACT INFORMATION - APPLICANT Required:			2. CONTACT INFORMATION - AGENT:		
Name: Jordan Dascolo			Name: Scott Hansen		
Company: Bwhq Llc			Company: Laneco Marine		
Mailing Address: 1201 W Fremont Ave			Mailing Address: 258 McGhee Rd		
City: Selah	State: WA	Zip Code: 98942	City: Sandpoint	State: ID	Zip Code: 83864
Phone Number (include area code): (818) 807-5715	E-mail: bigworkofficial@gmail.com		Phone Number (include area code): (208) 514-3900	E-mail: scott@lanecomarine.com	
3. PROJECT NAME or TITLE: Dascolo Dock			4. PROJECT STREET ADDRESS: 100 S. Millview Ln		
5. PROJECT COUNTY: Kootenai	6. PROJECT CITY: Coeur d'Alene		7. PROJECT ZIP CODE: 83814		8. NEAREST WATERWAY/WATERBODY: Spokane River
9. TAX PARCEL ID#: 50N04W104850	10. LATITUDE: 47° 41' 76.11"	10. LONGITUDE: -116° 49' 26.30"	11a. 1/4: NE	11b. 1/4: SW	11c. SECTION: 10
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16. DETAILED DESCRIPTION OF EACH ACTIVITY WITHIN OVERALL PROJECT. Specifically indicate portions that take place within waters of the United States, including wetlands: Include dimensions; equipment, construction, methods; erosion, sediment and turbidity controls; hydrological changes: general stream/surface water flows, estimated winter/summer flows; borrow sources, disposal locations etc.:

172) 10" Dia steel pipe will be installed by a hammer on a pile driver. The rest of the work will be done using hand tools and a welder. The dock will be constructed with 4" C channel and composite decking.

IDAHO DEPARTMENT OF LANDS

SEP 30 2025

PEND OREILLE LAKE AREA

17. DESCRIBE ALTERNATIVES CONSIDERED to AVOID or MEASURES TAKEN to MINIMIZE and/ or COMPENSATE for IMPACTS to WATERS of the UNITED STATES, INCLUDING WETLANDS: See Instruction Guide for specific details.

Piling done during winter pool reduces vibration. There are no spawning beds in the area of subjects property to consider. Use of Vibratory hammer minimizes the impact of the environment.

18. PROPOSED MITIGATION STATEMENT or PLAN: If you believe a mitigation plan is not needed, provide a statement and your reasoning why a mitigation plan is NOT required. Or, attach a copy of your proposed mitigation plan.

There is no mitigation plan needed since the subject is near no stream or spawning grounds.



19. TYPE and QUANTITY of MATERIAL(S) to be discharged below the ordinary high water mark and/or wetlands:

Dirt or Topsoil: _____ cubic yards
 Dredged Material: _____ cubic yards
 Clean Sand: _____ cubic yards
 Clay: _____ cubic yards
 Gravel, Rock, or Stone: _____ cubic yards
 Concrete: _____ cubic yards
 Other (describe): _____ : _____ cubic yards
 Other (describe): _____ : _____ cubic yards

TOTAL: _____ cubic yards

20. TYPE and QUANTITY of impacts to waters of the United States, including wetlands:

Filling: _____ acres _____ sq ft. _____ cubic yards
 Backfill & Bedding: _____ acres _____ sq ft. _____ cubic yards
 Land Clearing: _____ acres _____ sq ft. _____ cubic yards
 Dredging: _____ acres _____ sq ft. _____ cubic yards
 Flooding: _____ acres _____ sq ft. _____ cubic yards
 Excavation: _____ acres _____ sq ft. _____ cubic yards
 Draining: _____ acres _____ sq ft. _____ cubic yards
 Other: _____ : _____ acres _____ sq ft. _____ cubic yards

TOTALS: _____ acres _____ sq ft. _____ cubic yards

21. HAVE ANY WORK ACTIVITIES STARTED ON THIS PROJECT? NO YES If yes, describe ALL work that has occurred including dates.

IDAHO DEPARTMENT OF LANDS

SEP 30 2025

PEND OREILLE LAKE AREA

22. LIST ALL PREVIOUSLY ISSUED PERMIT AUTHORIZATIONS:

LU 300108

LU 300062

23. YES, Alteration(s) are located on Public Trust Lands, Administered by Idaho Department of Lands

24. SIZE AND FLOW CAPACITY OF BRIDGE/CULVERT and DRAINAGE AREA SERVED: _____ Square Miles

25. IS PROJECT LOCATED IN A MAPPED FLOODWAY? NO YES If yes, contact the floodplain administrator in the local government jurisdiction in which the project is located. A Floodplain Development permit and a No-rise Certification may be required.

26a. WATER QUALITY CERTIFICATION: Pursuant to the Clean Water Act, anyone who wishes to discharge dredge or fill material into the waters of the United States, either on private or public property, must obtain a Section 401 Water Quality Certification (WQC) from the appropriate water quality certifying government entity. See *Instruction Guide for further clarification and all contact information.*

The following information is requested by IDEQ and/or EPA concerning the proposed impacts to water quality and anti-degradation:

- NO YES Is applicant willing to assume that the affected waterbody is high quality?
- NO YES Does applicant have water quality data relevant to determining whether the affected waterbody is high quality or not?
- NO YES Is the applicant willing to collect the data needed to determine whether the affected waterbody is high quality or not?

26b. BEST MANAGEMENT PRACTICES (BMP's): List the Best Management Practices and describe these practices that you will use to minimize impacts on water quality and anti-degradation of water quality. All feasible alternatives should be considered - treatment or otherwise. Select an alternative which will minimize degrading water quality

Any fueling of equipment will be off-site.



Through the 401 Certification process, water quality certification will stipulate minimum management practices needed to prevent degradation.

27. LIST EACH IMPACT to stream, river, lake, reservoir, including shoreline: Attach site map with each impact location.

Activity	Name of Water Body	Intermittent Perennial	Description of Impact and Dimensions	Impact Length Linear Feet
Dock Construction	Spokane River	Perennial	4 custom shape docks 124w+85w+121w+86w	418
boat lift installation	Spokane River	Perennial	TBD	

TOTAL STREAM IMPACTS (Linear Feet):

28. LIST EACH WETLAND IMPACT include mechanized clearing, fill excavation, flood, drainage, etc. Attach site map with each impact location.

Activity	Wetland Type: Emergent, Forested, Scrub/Shrub	Distance to Water Body (linear ft)	Description of Impact Purpose: road crossing, compound, culvert, etc.	Impact Length (acres, square ft linear ft)
N/A				

TOTAL WETLAND IMPACTS (Square Feet):

IDAHO DEPARTMENT OF LANDS

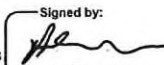
SEP 30 2025

PEND OREILLE LAKE AREA

Name: Jyd Id Llc Mailing Address: 6696 E Maplewood Ave City: Post Falls State: ID Zip Code: 83854 Phone Number (include area code): E-mail:	Name: Hamill Alex, Hamill Whitney Mailing Address: 838 N 7th St City: Coeur D' Alene State: ID Zip Code: 83814 Phone Number (include area code): E-mail:
Name: Mailing Address: City: State: Zip Code: Phone Number (include area code): E-mail:	Name: Mailing Address: City: State: Zip Code: Phone Number (include area code): E-mail:
Name: Mailing Address: City: State: Zip Code: Phone Number (include area code): E-mail:	Name: Mailing Address: City: State: Zip Code: Phone Number (include area code): E-mail:
Name: Mailing Address: City: State: Zip Code: Phone Number (include area code): E-mail:	Name: Mailing Address: City: State: Zip Code: Phone Number (include area code): E-mail:

30. SIGNATURES: STATEMENT OF AUTHORIZATION / CERTIFICATION OF AGENT / ACCESS

Application is hereby made for permit, or permits, to authorize the work described in this application and all supporting documentation. I certify that the information in this application is complete and accurate. I further certify that I possess the authority to undertake the work described herein; or am acting as the duly authorized agent of the applicant (Block 2). I hereby grant the agencies to which this application is made, the right to access/come upon the above-described location(s) to inspect the proposed and completed work/activities.

Signed by:  Signature of Applicant: _____ Date: 3/11/2025

Signature of Agent:  Scott Hansen Date: 3/11/25

This application must be signed by the person who desires to undertake the proposed activity AND signed by a duly authorized agent (see Block 1, 2, 30). Further, 18 USC Section 1001 provides that: "Whoever, in any manner within the jurisdiction of any department of the United States knowingly and willfully falsifies, conceals, or covers up any trick, scheme, or disguises a material fact or makes any false, fictitious, or fraudulent statements or representations or makes or uses any false writing or document knowing same to contain any false, fictitious or fraudulent statements or entry, shall be fined not more than \$10,000 or imprisoned not more than five years or both".

RECEIVED
OCT 08 2025
IDAHO DEPT. OF LANDS
PEND OREILLE LAKE AREA OFFICE

IDAHO DEPARTMENT OF LANDS
SEP 30 2025
PEND OREILLE LAKE AREA

Name: **Olinger Adam, Olinger Coral**
Mailing Address: **2600a E Seltice Way #181**
City: **Post Falls** State: **ID** Zip Code: **83854**
Phone Number (include area code): _____ E-mail: _____

Name: **BWHQ LLC**
Mailing Address: **1201 W Fremont Ave**
City: **Selah** State: **WA** Zip Code: **98942**
Phone Number (include area code): _____ E-mail: _____

Name: _____
Mailing Address: _____
City: _____ State: _____ Zip Code: _____
Phone Number (include area code): _____ E-mail: _____

Name: _____
Mailing Address: _____
City: _____ State: _____ Zip Code: _____
Phone Number (include area code): _____ E-mail: _____

Name: _____
Mailing Address: _____
City: _____ State: _____ Zip Code: _____
Phone Number (include area code): _____ E-mail: _____

Name: _____
Mailing Address: _____
City: _____ State: _____ Zip Code: _____
Phone Number (include area code): _____ E-mail: _____

Name: _____
Mailing Address: _____
City: _____ State: _____ Zip Code: _____
Phone Number (include area code): _____ E-mail: _____

Name: _____
Mailing Address: _____
City: _____ State: _____ Zip Code: _____
Phone Number (include area code): _____ E-mail: _____

30. SIGNATURES: STATEMENT OF AUTHORIZATION / CERTIFICATION OF AGENT / ACCESS
Application is hereby made for permit, or permits, to authorize the work described in this application and all supporting documentation. I certify that the information in this application is complete and accurate. I further certify that I possess the authority to undertake the work described herein; or am acting as the duly authorized agent of the applicant (Block 2). I hereby grant the agencies to which this application is made, the right to access/come upon the above-described location(s) to inspect the proposed and completed work/activities.

DocuSigned by: 
Signature of Applicant: _____ Date: 8/20/2025

Signature of Agent: Scott Hansen Lanea Main Date: 8/21/25

This application must be signed by the person who desires to undertake the proposed activity AND signed by a duly authorized agent (see Block 1, 2, 30). Further, 18 USC Section 1001 provides that: "Whoever, in any manner within the jurisdiction of any department of the United States knowingly and willfully falsifies, conceals, or covers up any trick, scheme, or disguises a material fact or makes any false, fictitious, or fraudulent statements or representations or makes or uses any false writing or document knowing same to contain any false, fictitious or fraudulent statements or entry, shall be fined not more than \$10,000 or imprisoned not more than five years or both".

OCT 08 2025
IDAHO DEPT. OF LANDS
MICA SUPERVISORY AREA OFFICE

IDAHO DEPARTMENT OF LANDS

SEP 30 2025

PEND OREILLE LAKE AREA

Name: Vedadi Family Trust
 Mailing Address: 6501 E Greenway Pkwy #106-486
 City: Scottsdale State: AZ Zip Code: 85254
 Phone Number (include area code): E-mail:

Name: Hamill, Alex Hamill, Whitney
 Mailing Address: 838 N 7th St
 City: Coeur d'Alene State: ID Zip Code: 83814
 Phone Number (include area code): E-mail:

Name:
 Mailing Address:
 City: State: Zip Code:
 Phone Number (include area code): E-mail:

Name:
 Mailing Address:
 City: State: Zip Code:
 Phone Number (include area code): E-mail:

Name:
 Mailing Address:
 City: State: Zip Code:
 Phone Number (include area code): E-mail:

Name:
 Mailing Address:
 City: State: Zip Code:
 Phone Number (include area code): E-mail:

Name:
 Mailing Address:
 City: State: Zip Code:
 Phone Number (include area code): E-mail:

Name:
 Mailing Address:
 City: State: Zip Code:
 Phone Number (include area code): E-mail:

30. SIGNATURES: STATEMENT OF AUTHORIZATION / CERTIFICATION OF AGENT / ACCESS
 Application is hereby made for permit, or permits, to authorize the work described in this application and all supporting documentation. I certify that the information in this application is complete and accurate. I further certify that I possess the authority to undertake the work described herein; or am acting as the duly authorized agent of the applicant (Block 2). I hereby grant the agencies to which this application is made, the right to access/come upon the above-described location(s) to inspect the proposed and completed work/activities.

Signed by:
 Signature of Applicant: Jordan Dascals
040456947902451

Date: 4/3/2025

Signature of Agent: Scott Hansen-Lane & Marine

Date: 4/3/25

This application must be signed by the person who desires to undertake the proposed activity AND signed by a duly authorized agent (see Block 1, 2, 30). Further, 18 USC Section 1001 provides that: "Whoever, in any manner within the jurisdiction of any department of the United States knowingly and willfully falsifies, conceals, or covers up any trick, scheme, or disguises a material fact or makes any false, fictitious, or fraudulent statements or representations or makes or uses any false writing or document knowing same to contain any false, fictitious or fraudulent statements or entry, shall be fined not more than \$10,000 or imprisoned not more than five years or both".

OCT 08 2025

SEP 30 2025

PEND OREILLE LAKE AREA

Name: Coeur d'Alene Land Company
 Mailing Address: PO Box 1970
 City: Coeur D'Alene State: ID Zip Code: 83816
 Phone Number (include area code): E-mail:

Name: Bwhq Llc
 Mailing Address: 1201 W Fremont Ave
 City: Selah State: WA Zip Code: 98842
 Phone Number (include area code): E-mail:

Name:
 Mailing Address:
 City: State: Zip Code:
 Phone Number (include area code): E-mail:

Name:
 Mailing Address:
 City: State: Zip Code:
 Phone Number (include area code): E-mail:

Name:
 Mailing Address:
 City: State: Zip Code:
 Phone Number (include area code): E-mail:

Name:
 Mailing Address:
 City: State: Zip Code:
 Phone Number (include area code): E-mail:

Name:
 Mailing Address:
 City: State: Zip Code:
 Phone Number (include area code): E-mail:

Name:
 Mailing Address:
 City: State: Zip Code:
 Phone Number (include area code): E-mail:

30. SIGNATURES: STATEMENT OF AUTHORIZATION / CERTIFICATION OF AGENT / ACCESS

Application is hereby made for permit, or permits, to authorize the work described in this application and all supporting documentation. I certify that the information in this application is complete and accurate. I further certify that I possess the authority to undertake the work described herein; or am acting as the duly authorized agent of the applicant (Block 2). I hereby grant the agencies to which this application is made, the right to access/come upon the above-described location(s) to inspect the proposed and completed work/activities.

DocuSigned by:

Signature of Applicant:



Date: 4/15/2025

Signature of Agent:

Scott Hansen James Marine

Date: 4/15/25

This application must be signed by the person who desires to undertake the proposed activity AND signed by a duly authorized agent (see Block 1, 2, 30). Further, 18 USC Section 1001 provides that: "Whoever, in any manner within the jurisdiction of any department of the United States knowingly and willfully falsifies, conceals, or covers up any trick, scheme, or disguises a material fact or makes any false, fictitious, or fraudulent statements or representations or makes or uses any false writing or document knowing same to contain any false, fictitious or fraudulent statements or entry, shall be fined not more than \$10,000 or imprisoned not more than five years or both"

OCT 08 2025

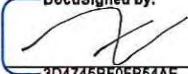
IDAHO DEPT. OF LANDS
MICA SUPERVISORY AREA OFFICE

Dear Idaho Department of Lands (IDL),

In regards to the current community dock permit application # L95S6193 - Once this permit application is accepted, approved and registered with the IDL, the existing encroachment permits for parcel # 50N04W104950 (Vedadi Family Trust) and #50N04W104850 (Bwhq LLC), will become null and void, revoked. If for any reason the community dock application # L95S6193 is not accepted, approved or registered with the IDL then referenced permit numbers are not to be revoked.

Agreed to by Vedadi Family Trust

Touraj J. Vedadi, Trustee

DocuSigned by:

3D4745BF0FB54AE...

Date: 12/1/2025

Agreed to by Bwhq LLC

Jordan Dascalo, Owner

Signed by:

23074C7F3B854EB...

Date: 12/1/2025



Per email 2/18/26

The Blue line shows the side of the dock that would be 25' from the littoral line. The littoral lines are in red. I also drew a line between the two littoral lines with a rough distance between the two. I included a close up of the Olinger/JYD LL.

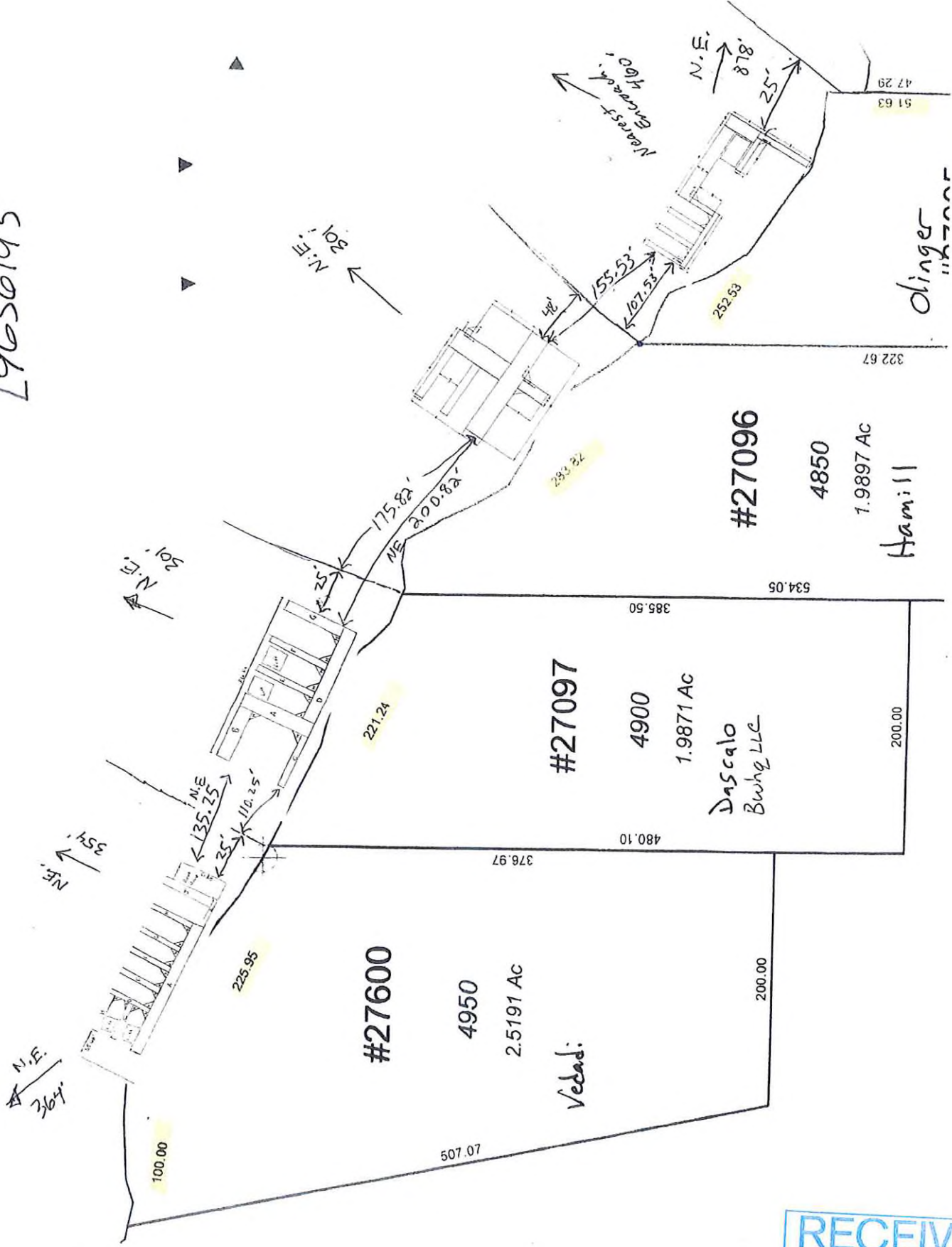


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JAN 08 2026
IDAHO DEPT. OF LANDS
MICA SUPERVISORY AREA OFFICE



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JAN 08 2026
IDAHO DEPT. OF LANDS
MICA SUPERVISORY AREA OFFICE

L9656193



PT GOVT
LOT 5
25.34 AC

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JAN 08 2026
IDAHO DEPT. OF LANDS
MICA SUPERVISORY AREA OFFICE

Millview Lane Application

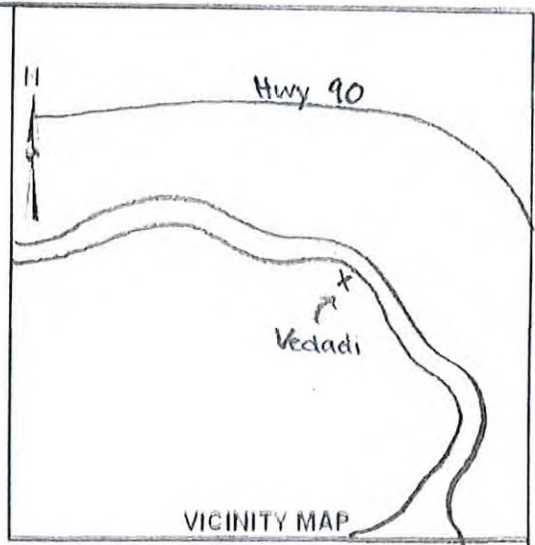
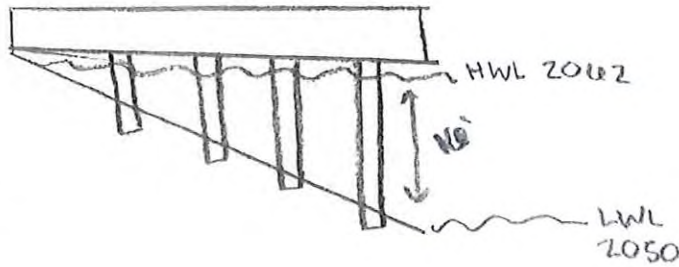
Dock Name	Total Shoreline	Allowed Dock Sq Ft	Dock Sq Ft	Boat Garage Sq Ft	# of slips	# of boat lifts	Width x Length
Vedadi	325.95	2281.65	2268.00	685.38 ✓	7	2	145.33'x40'
Dascalo	221.24	1548.68	1496.00	NA	4	2	86'x36'
Hamill	283.82	1986.74	1262.00	440.00 ✓	3	2	58'x56'
Olinger	252.53	1767.71	1938.50	NA	4	2	120'x70'
Totals	1083.54 ✓	7584.78	6964.50 ✓	1125.38	18	8	

+ 2 BG slips

aj
12/3/25

REC'D
DEC 03 2025
IDAHO DEPT. OF LANDS
MICA SUPERVISORY AREA OFFICE

N



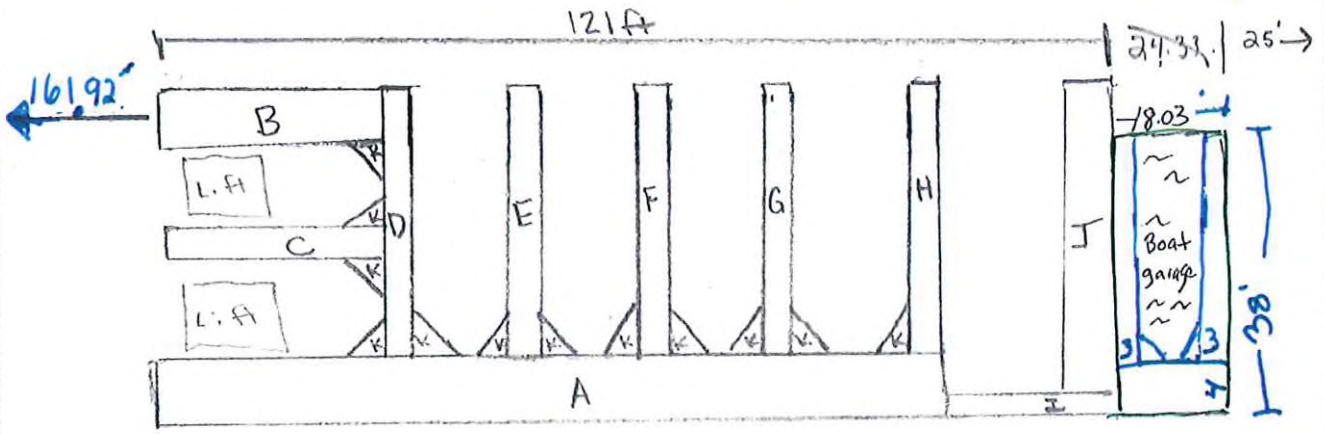
- A = 8 x 94 = 752
- B = 8 x 32 = 256
- C = 4 x 32 = 128
- D = 4 x 32 = 128
- E = 4 x 32 = 128
- F = 4 x 32 = 128
- G = 4 x 32 = 128
- H = 4 x 32 = 128
- I = 4 x 27 = 108
- J = 8 x 36 = 288
- K = $\frac{4 \times 4 \times 12}{2} = 96$

2268 sq ft

B.G. = 18.03 x 38 = 685.14 *aug 12/3/25*

PL

PL



PL 325.95 FF

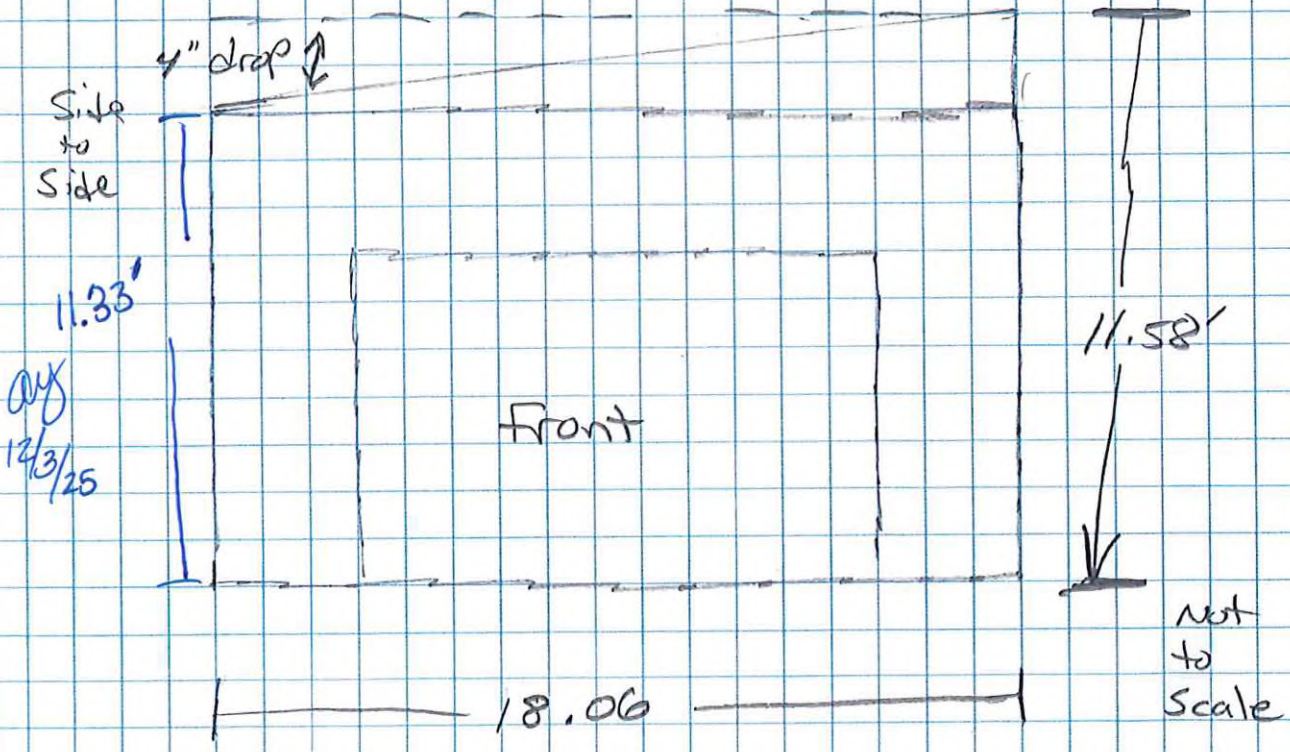
RECEIVED
 DEC 03 2025
 IDAHO DEPT. OF LANDS
 MICA SUPERVISORY AREA OFFICE

Parcel # 50N04W104950
 IN IN/NEAR Kootenai COUNTY.
 DATE: SHEET 1 OF
 APPLICATION BY: Laneco Marine

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NOV 25 2025
IDAHO DEPT. OF LANDS
MICA SUPERVISORY AREA OFFICE

Vedadi B-garage

LU 300062
L9656193



Temporary Land Use Permit No. LU300062- Attachment A

Vedadi Dimensions

Master Float Width:	24.25 feet
Master Float Length:	31.42 feet
Garage Width:	24.33 feet
Garage Length:	28.17 feet
Garage Height:	11.58 feet
Total Float Square Feet:	761.85 feet
Total Garage Square Feet:	685.39 feet / 38' = 18.03'

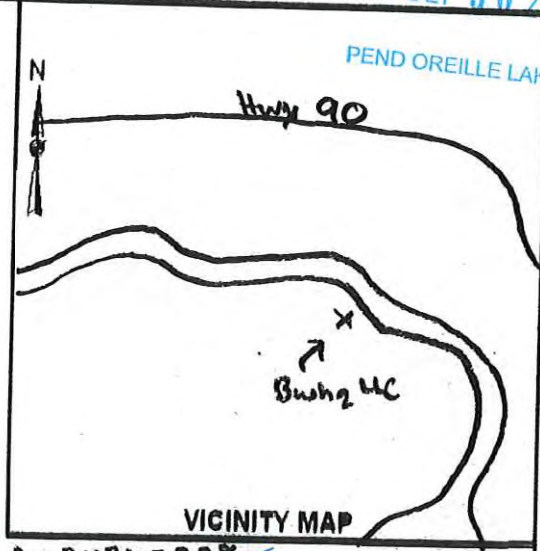
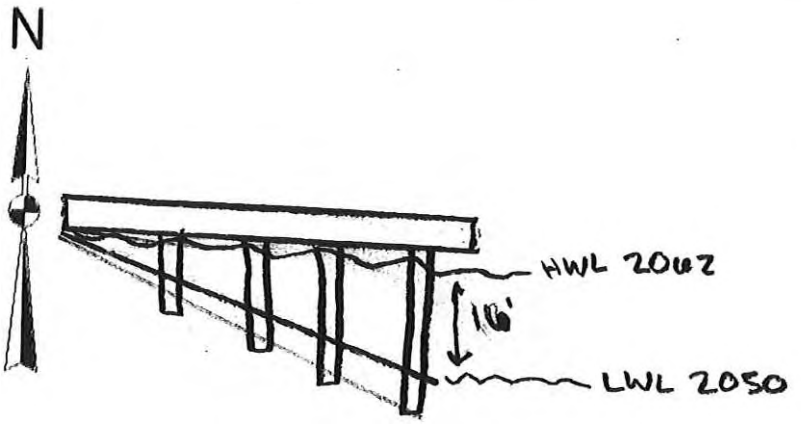
[Inspection on following pages]

dy 12/3/25

RECEIVED
 NOV 25 2025
 IDAHO DEPT. OF LAND
 & WATER

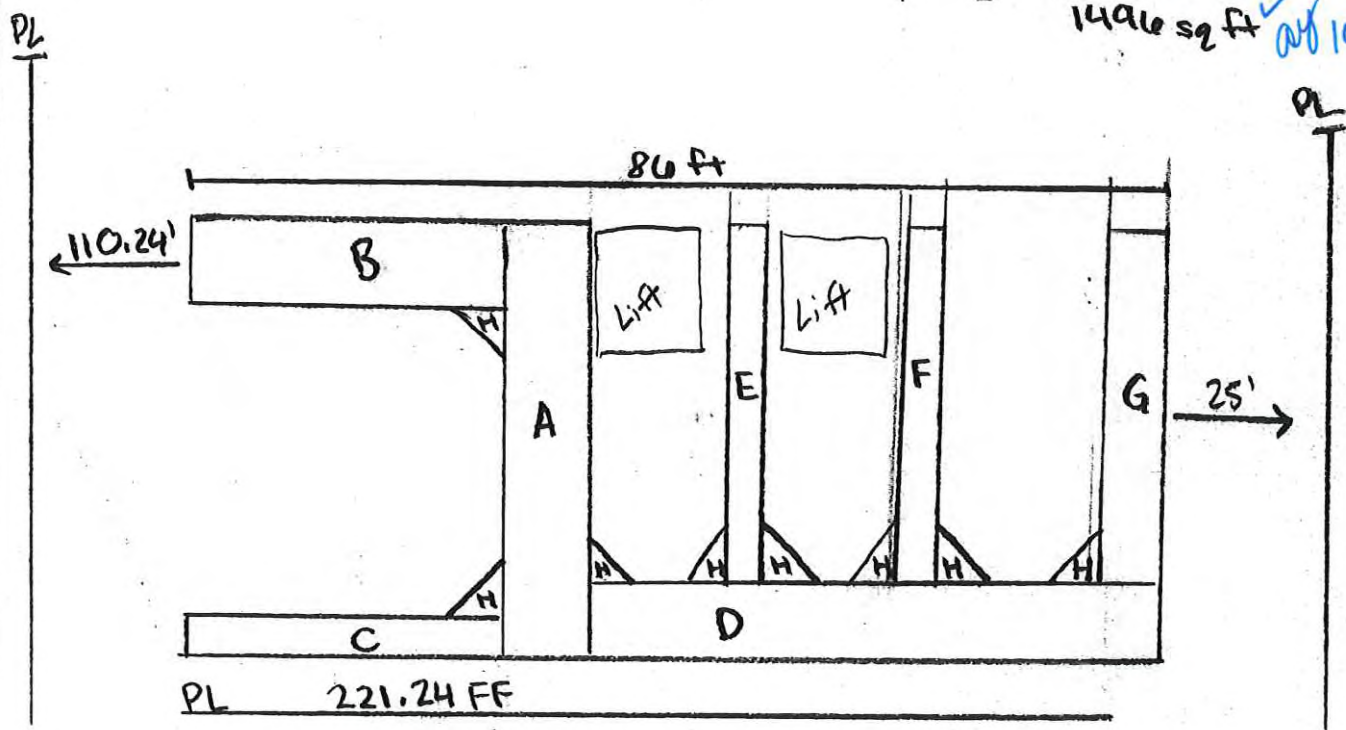
SEP 30 2025

PEND OREILLE LAKE AREA



- A = 8 x 36 = 288 ✓
- B = 8 x 32 = 256 ✓
- C = 4 x 32 = 128 ✓
- D = 8 x 46 = 368 ✓
- E = 4 x 28 = 112 ✓
- F = 4 x 28 = 112 ✓
- G = 6 x 28 = 168 ✓
- H = $\frac{4 \times 4 \times 8}{2} = 64$ ✓

1496 sq ft ✓
 08/10/14/25



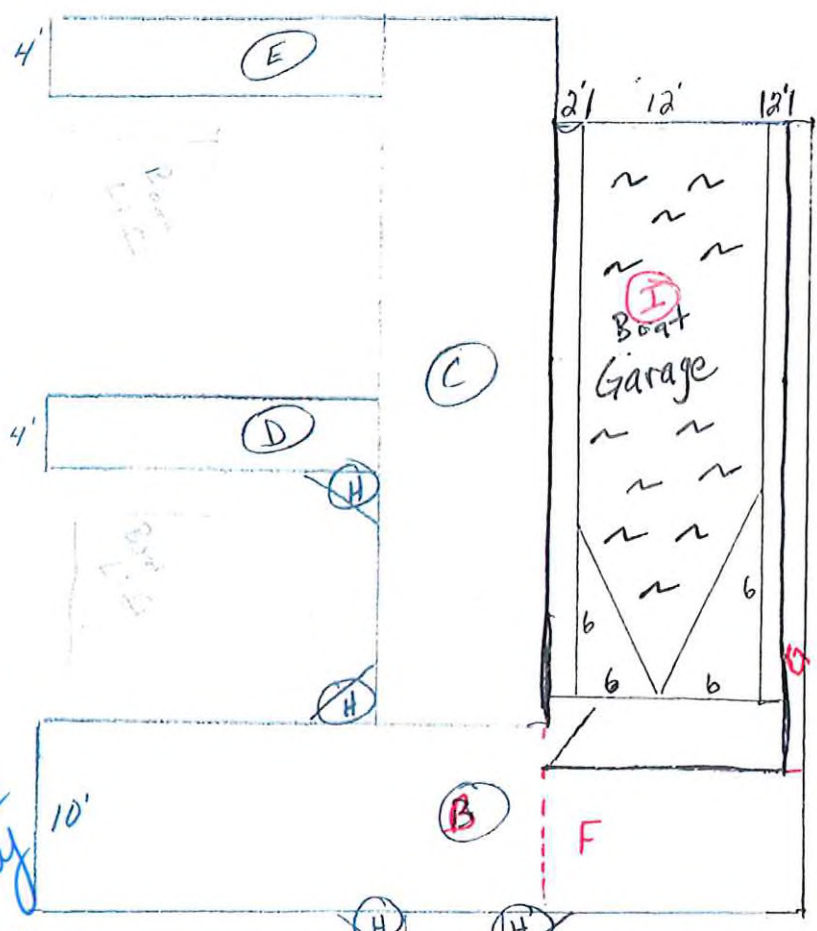
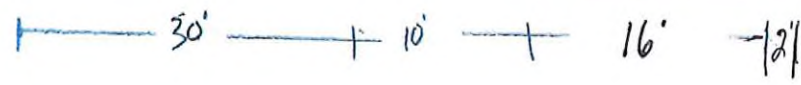
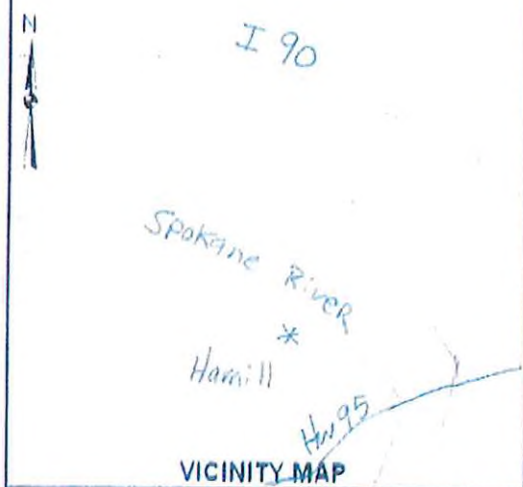
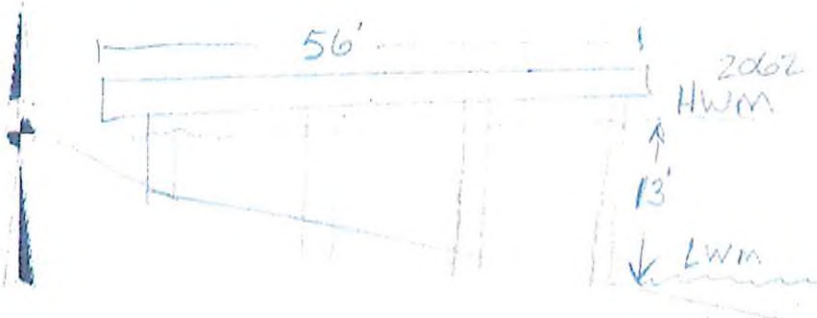
Parcel #: 50N04W104900
 IN/NEAR Kootenai
 COUNTY.
 DATE: _____ SHEET 1 OF _____
 APPLICATION BY: Lanece Marine

RECEIVED
 IDAHO DEPT. OF LANDS
 MICA SUPERIOR AREA OFFICE
 09/08/2025
 IDL-01, Page 19

L95Stott6revoked

Hamill

N



- A - 6 x 15 = 90
- B - 10 x 40 = 400
- C - 10 x 31 = 310
- D - 4 x 30 = 120
- E - 4 x 30 = 120
- F - 7.5 x 18 = 135
- G - 2 x 27.5 = 55
- H - 4 x 4 1/2 x 4 = 32

1262

avg

I - Boat Garage
 16 x 27.5 = 440

avg 12/3/25

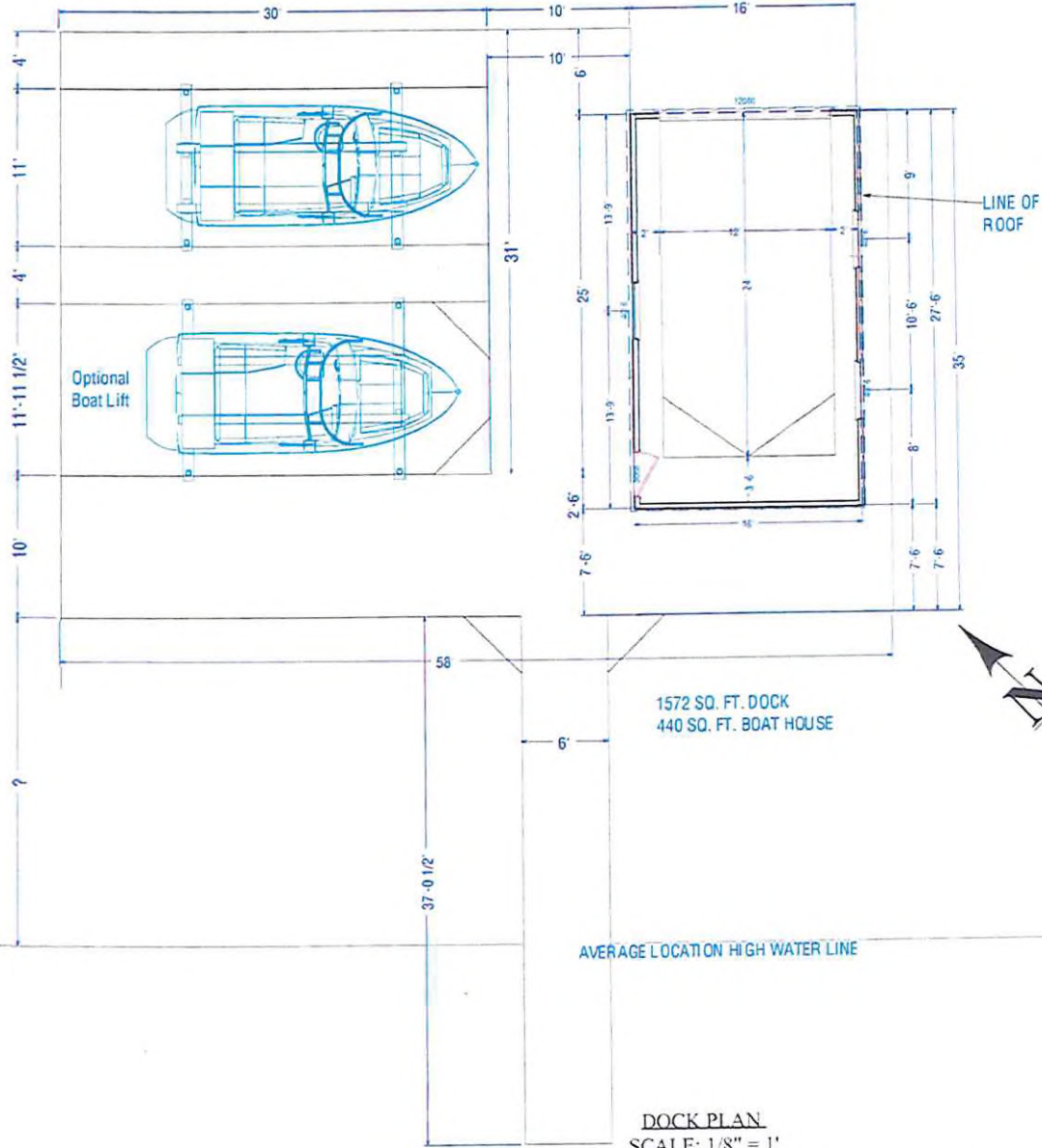
RECEIVED
 NOV 20 2025
 IDAHO DEPT. OF LANDS
 SUPERVISORY AREA OFFICE

RP 50N04W104850
 IN
 IN/NEAR Kootenai
 COUNTY.
 DATE: SHEET 1 OF
 APPLICATION BY: Laneo Marine

LU300108

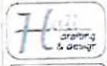
80100217

Hamill



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 NOV 20 2025
 IDAHO DEPT.
 MCA SUPERVISOR

CORY JACOBSON
 Land Development - General Contracting
 (208) 660-3748



Drawn By
 Hall Drafting & Design
 (208) 964-6737
 hall.draftingdesign@hamill.com

Alex & Whitney HAMILL
 New Residence
 Boat Dock

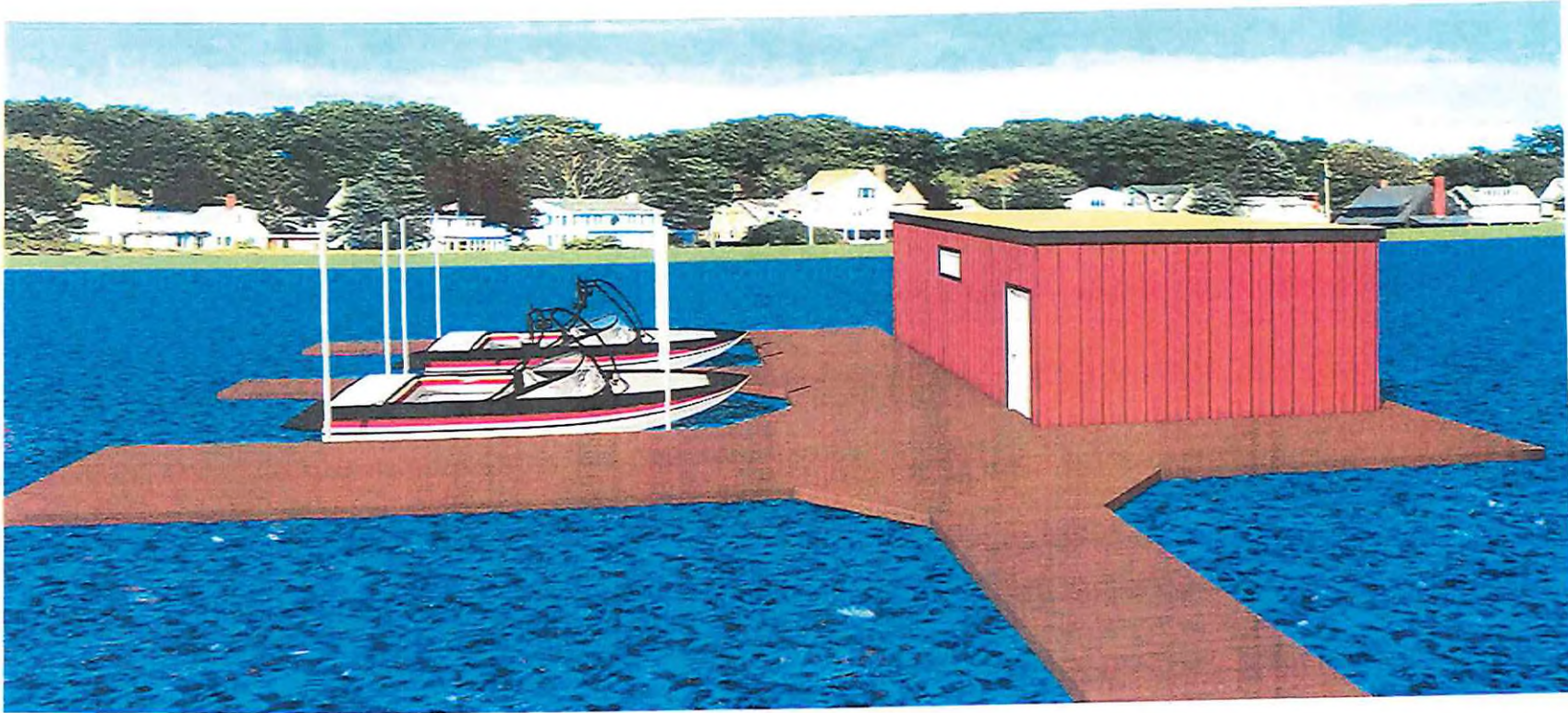
Dock Plan

Date
 7/26/25
 Revision
 11/17/2025

Sheet Number
 2

Hamill

LU300108

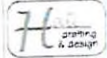


Boat garage will be built with standard building practices to withstand wind, weather and snow load.

DOCK PLAN #1

RECEIVED
 NOV 20 2025
 IDAHO DEPT. OF LANDS
 MICA SUPERVISORY AREA OFFICE

CORY JACOBSON
 Land Development - General Contracting
 (208) 660-3748



Drawn By
Hall Drafting & Design
 (208) 964-6737
 hall.drafting.design@gmail.com

Alex & Whitney HAMILL
 New Residence
 Boat Dock

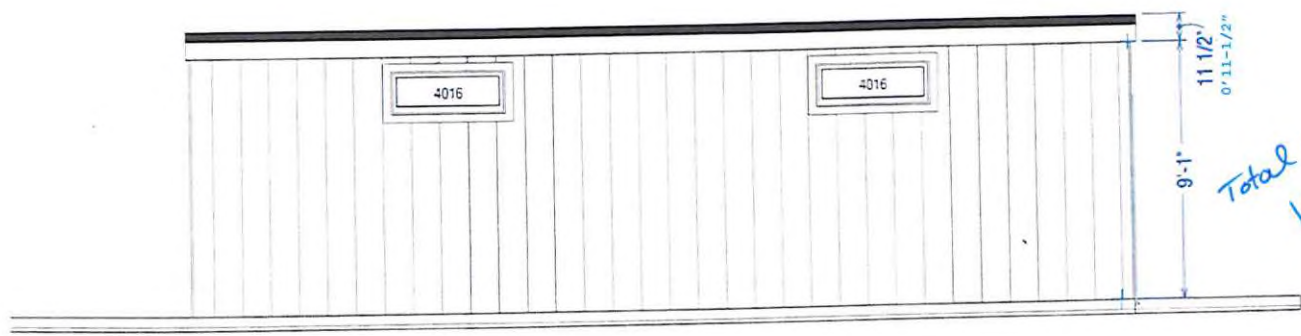
Dock Plan Image

Date
 7/26/25
 Revision
 11/17/2025

Sheet Number
1

Hamill

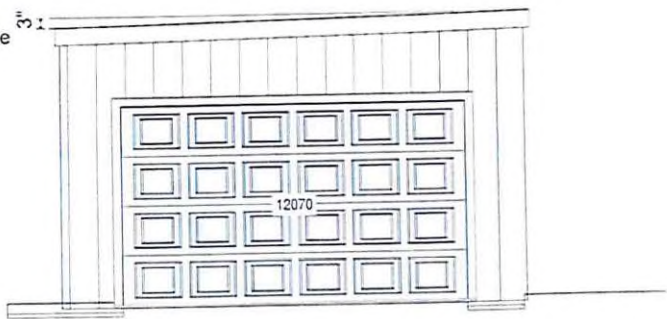
14306108



Total Height
10.04
ay
12/3/25

SIDE ELEVATION
SCALE: 1/4" = 1'

3" Drop
Side to Side



END ELEVATION
SCALE: 1/4" = 1'

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NOV 25 2025
IDAHO DEPT. OF LANDS
MICA SUPERVISORY AREA OFFICE

CORY JACOBSON Land Development - General Contracting (208) 660-3748	
H Drafting & Design	
Drawn By Hall Drafting & Design (208) 964-6737 hall.draftingdesign@gnmail.com	
Alex & Whitney HAMILL New Residence Boat Dock	
Elevation View	
Date	7/26/25
Revision	11/14/2025
Sheet Number	3

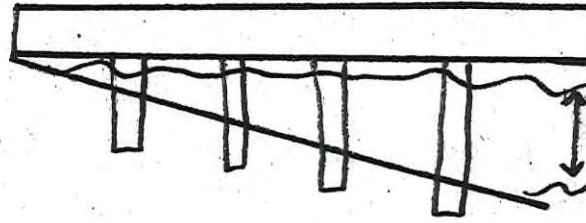
SEP 30 2025

PEND OREILLE LAKE AREA

Hwy 90

Olinger

VICINITY MAP



HWL 2062
LWL 2050

Parcel# 50N04W101800
IN INNEAR Kootenai

COUNTY: Kootenai

DATE:

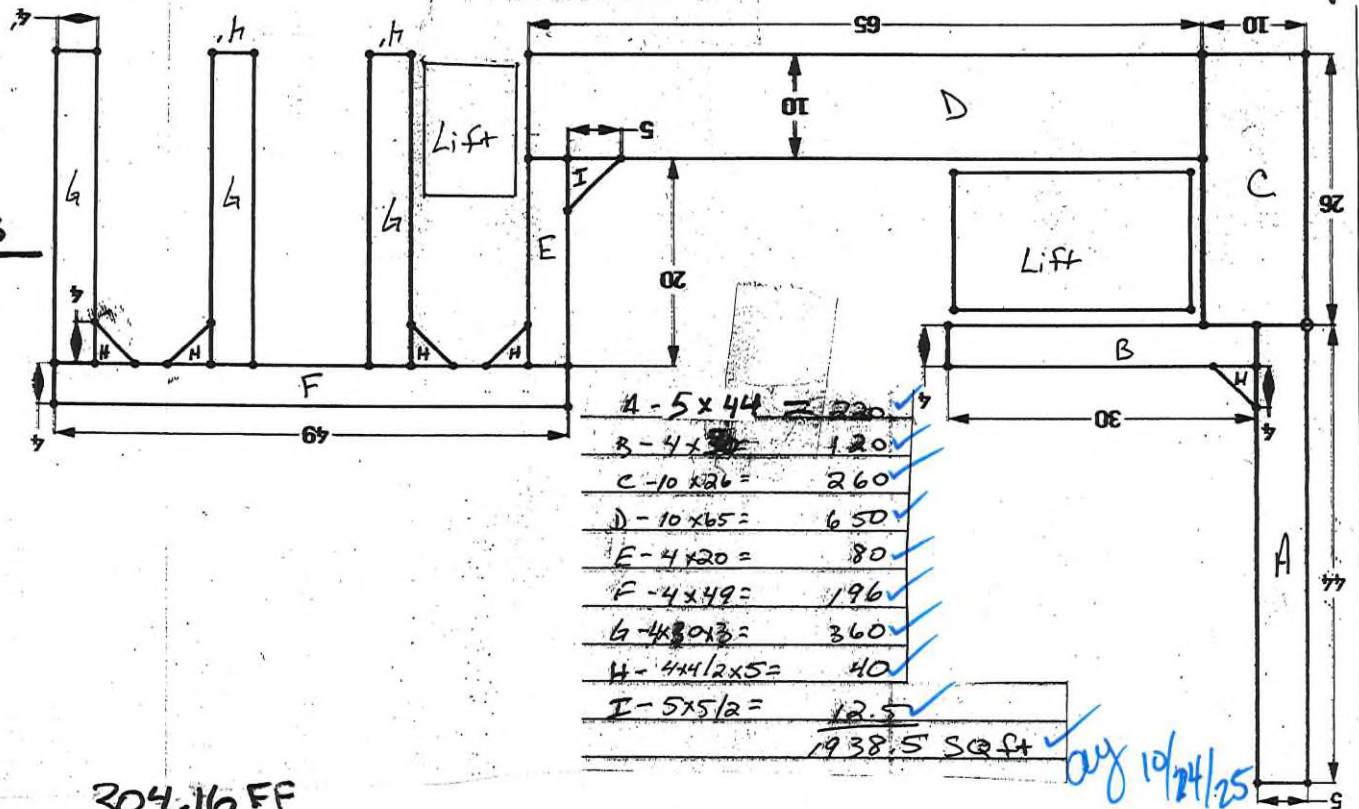
APPLICATION BY: Lanece Marine

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SHEET 1 OF 1

IDAHO DEPT. OF LANDS
MICA SUPERVISORY AREA OFFICE

PL

107.53



A	- 5 x 44 =	220 ✓
B	- 4 x 30 =	120 ✓
C	- 10 x 26 =	260 ✓
D	- 10 x 65 =	650 ✓
E	- 4 x 20 =	80 ✓
F	- 4 x 49 =	196 ✓
G	- 4 x 30 x 3 =	360 ✓
H	- 4 x 1/2 x 5 =	40 ✓
I	- 5 x 1/2 =	12.5 ✓
		1938.5 SQ FT ✓

aug 10/24/25

304.16 FF



25'

PL

SEP 30 2025

PEND OREILLE LAKE AREA

General Information

Owner: Olinger Adam, Olinger Coral
Mailing Address: 2600a E Sellice Way #181 Post Falls Id 83854
Property Address: Not Available
Neighborhood: 5762 W-Kar-Les-Sue
District (TCA): 070000

Parcel ID (PIN): 50N04W104300
Alternate ID (AIN): 348454
Property Class: 512- Res Rural Tract
Deeded Acres: 2.1415

Last updated: 4/16/2025 01:54:01 AM

Legal Descriptions

Description

TAX#27095 [IN GL5 & N2-SW] 1050N04W

Not Taxable Value

Tax Year

Tax Year	Value
2024	\$1,182.00
2023	\$1,148.00

Value History

Year	Reason	Land Value	Improvement Value	Total Value
2024	Assessment Update	\$1,901,718.00	\$0.00	\$1,901,718.00
2023	Assessment Update	\$1,416,860.00	\$0.00	\$1,416,860.00

Exemption History

Effective Year	Exemption Type	Percent	Total Value	Exemption Value	Net Taxable Value
No modifier data is available for this record.					

Land Details

Land Type	Acres	Total Value
Remaining Land Market Value	1.14	\$43,097
Waterfront Vacant Buildable	1.00	\$1,868,821
Value Of Land With Timber Exemption		\$552
Value Of Land With Timber Exemption		

Improvements

Property Record	Improvement ID	Use Code	Description	Year Built	Length (ft.)	Width (ft.)	Area	Area Units
No improvements data present.								

Additional Commercial Info.

Property Record	Use Code	Description	Gross Square Footage
No additional commercial improvements data present.			



SEP 30 2025

PEND OREILLE LAKE AREA

General Information

Owner: Hamill Alex, Hamill Whitney
 Mailing Address: 838 N 7th St Coeur D Alene Id 83814
 Property Address: Not Available
 Neighborhood: 5762 Wf-Kar-Les-Sue
 District (TCA): 070000

Parcel ID (PIN): 50N04W104850
 Alternate ID (AIN): 348455
 Property Class: 512- Res Rural Tract
 Deeded Acres: 1.9897

Last updated: 8/12/2025 01:53:49 AM

Legal Descriptions

Description
 TAX#27096 [IN GL5 & N2-SW] 1050N04W

Net Taxable Value

Tax Year	Value
2025	\$1,961,021.00
2024	\$1,098.00
2023	\$1,066.00

Value History

Year	Reason	Land Value	Improvement Value	Total Value
2025	Assessment Update	\$1,961,021.00	\$0.00	\$1,961,021.00
2024	Assessment Update	\$2,126,443.00	\$0.00	\$2,126,443.00
2023	Assessment Update	\$1,581,509.00	\$0.00	\$1,581,509.00

Exemption History

Effective Year	Exemption Type	Percent	Total Value	Exemption Value	Net Taxable Value
No modifier data is available for this record.					

Land Details

Land Type	Acres	Total Value
Remaining Land Market Value	0.99	\$36,448
Waterfront Vacant Buildable	0.70	\$1,619,200
Waterfront Vacant Non-Buildable	0.30	\$305,373

Improvements

Property Record	Improvement ID	Use Code	Description	Year Built	Length (ft.)	Width (ft.)	Area	Area Units
No improvements data present.								

Additional Commercial Info.

Property Record	Use Code	Description	Gross Square Footage
No additional commercial improvements data present.			



SEP 30 2025

PEND OREILLE LAKE AREA

General Information

Owner: Bwhq Llc
Mailing Address: 1201 W Fremont Ave Selah Wa 98642
Property Address: 100 S Millview Ln
Neighborhood: 5762 Wf-Kar-Les-Sue
District (TCA): 070000

Parcel ID (PIN): 60N04W104900
Alternate ID (AIN): 848456
Property Class: 512- Res Rural Tract
Deeded Acres: 1.9971

Last updated: 4/16/2025 01:54:01 AM

Legal Descriptions

Description
 TAX#27097 [IN GL5] 1050N04W

Net Taxable Value

Tax Year	Value
2024	\$1,910,006.00
2023	\$1,066.00

Value History

Year	Reason	Land Value	Improvement Value	Total Value
2024	Assessment Update	\$1,910,006.00	\$0.00	\$1,910,006.00
2023	Assessment Update	\$1,240,976.00	\$0.00	\$1,240,976.00

Exemption History

Effective Year	Exemption Type	Percent	Total Value	Exemption Value	Net Taxable Value
No modifier data is available for this record.					

Land Details

Land Type	Acres	Total Value
Waterfront Vacant Buildable	1.00	\$1,872,575
Remaining Land Market Value	0.99	\$37,430

Improvements

Property Record	Improvement ID	Use Code	Description	Year Built	Length (ft.)	Width (ft.)	Area	Area Units
No improvements data present.								

Additional Commercial Info.

Property Record	Use Code	Description
No additional commercial improvements data present.		

Permits

Gross Square Footage

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IDAHO DEPT. OF LANDS
MICA

IDL-01, Page 27

IDAHO DEPARTMENT OF LANDS
 SEP 30 2025
 PEND OREILLE LAKE AREA

General Information

Owner: Vedadi Family Trust
 Mailing Address: 6501 E Greenway Pkwy #106-486 Scottsdale Az 85254
 Property Address: 94 S Millview Ln
 Neighborhood: 5762 W-Kar-Les-Sue
 District (TCA): 070000

Parcel ID (PIN): 50N04W104950
 Alternate ID (AIN): 348457
 Property Class: 512- Res Rural Tract
 Deeded Acres: 2.5191

Last updated: 4/16/2025 01:54:01 AM

Legal Descriptions

Description
 TAX#27600 [IN GL5] 1050N04W

Net Taxable Value

Tax Year	Value
2024	\$1,718,057.00
2023	\$1,057.00

Value History

Year	Reason	Land Value	Improvement Value	Total Value
2024	Assessment Update	\$1,718,057.00	\$0.00	\$1,718,057.00
2023	Assessment Update	\$1,266,054.00	\$0.00	\$1,266,054.00

Exemption History

Effective Year	Exemption Type	Persent	Total Value	Exemption Value	Net Taxable Value
No modifier data is available for this record.					

Land Details

Land Type	Acres	Total Value
Remaining Land Market Value	1.52	\$55,055
Waterfront Vacant Buildable	1.00	\$1,662,992

Improvements

Property Record	Improvement ID	Use Code	Description	Year Built	Length (ft.)	Width (ft.)	Area	Area Units
No improvements data present.								

Additional Commercial Info.

Property Record	Use Code	Description
No additional commercial improvements data present.		

Permits

Gross Square Footage
RECEIVED
 OCT 08 2025
 IDAHO DEPT. OF LANDS
 MICA SUPERVISANT AREA OFFICE

Kootenai County, Idaho



Map Title Location within Township

6	5	4	3	2	1
7	8	9	10	11	12
13	14	15	16	17	18
19	20	21	22	23	24
25	26	27	28	29	30
31	32	33	34	35	36



THIS DRAWING IS TO BE USED FOR REFERENCE PURPOSES ONLY. THE COUNTY IS NOT RESPONSIBLE FOR ANY INACCURACIES CONTAINED HEREIN.

Map Revisions

- 03/08/18 - TH
50N04W-10-2600 (now C-0000-010-2600) annexed into City of CDA per Ord#3576 (18)
- 01/17/19 - ET
Ptn vacated RW combined w/ 50N04W-10-2500, 3200 & C-0000-010-2600 (19)
- 03/12/19 - TH
50N04W-10-2500 & 3200 (now all C-0000-010) annexed into City of CDA per Ord#3620 (19)
- 03/15/19 - ET
C-0000-010-2500, 3200 & ptn 3450 platted into ATLAS WATERFRONT (19)
- 10/20/20 - ET
C-L201-001-002-B out of 002-0 (now-A) & rem 002-A redesignated as Tax#26088 & #26089; 003-F out of 003-A as Tax#26085 & #26086; 004-B out of 004-0 (now-A) as Tax#26087 (21)
- 03/14/21 - ET
C-L201-001-001-0, 002-A, 002-B, 003-A, 003-B, 003-C, 003-D, 003-E, 003-F, 004-A, & 004-B platted into ATLAS WATERFRONT 1ST ADD (21)
- 03/02/22 - ET
Ptn C-0000-009-0150, 010-3300 & 010-3450 combined w/ rem 000-0200 & redesignated as Tax#26617; rem 010-3450 combined w/ rem 010-3300 & redesignated as ptn Tax#26618 in Sec 10 (22)
- 08/03/22 - GP
C-L510-011-001-B out of 001-0 (now-A) as Tax#27034 (23)
Ptn C-L510-013-008-0 combined w/ 000-0 (both now-A) as Tax#27035 (23)
- 11/23/22 - GP
C-0000-010-2600, C-L510-005-001-0, 003-0, 003-0, 004-0, 005-0, 006-0, 007-0, 008-0, 009-0, 010-0, 011-0, 012-0, 013-0, 014-0, 015-0, 016-0, 017-0, 018-0, 019-0, 020-0, 021-0, 022-0, 023-0, 024-0, 008-001-0, 009-001-0, 010-001-0, 011-001-A, 012-001-0, 000-001-A, 001-0, 001-C, 001-D, 001-E (8/24/159), & 001-F platted into ATLAS WATERFRONT 2ND ADD (23)
Vacated RW combined w/ C-L510-001-001-0 & 002-0 (both now-A) (23)
Vacated RW combined w/ C-L510-004-001-0, C-L708-005-000-0, & 007-0 (all now-A) (23)
Ptn 50N04W-10-7500 & 00-7700 combined w/ 10-5000, 4850, 4900, & 4950 out of 5000 as Tax#27095, #27096, #27097, & #27098; 5850 out of 5000 (23)
- 02/06/24 - GP
C-L708-000-005-0, 007-001-0, & 008-001-0 platted into ATLAS WATERFRONT 3RD ADD (24)
Ptn C-L708-000-001-A combined w/ 012-001-0 (now-A) as Tax#27690 (24)
Ptn 50N04W-10-5000 combined w/ 4950 & redesignated as Tax#27600 (24)
- 09/10/24 - ACB
C-L510-013-007-0 platted into LA VISTA AT ATLAS WATERFRONT CONDOS (25)

Notes:

LA VISTA AT ATLAS WATERFRONT CONDOS (C-L901) (8 UNITS)

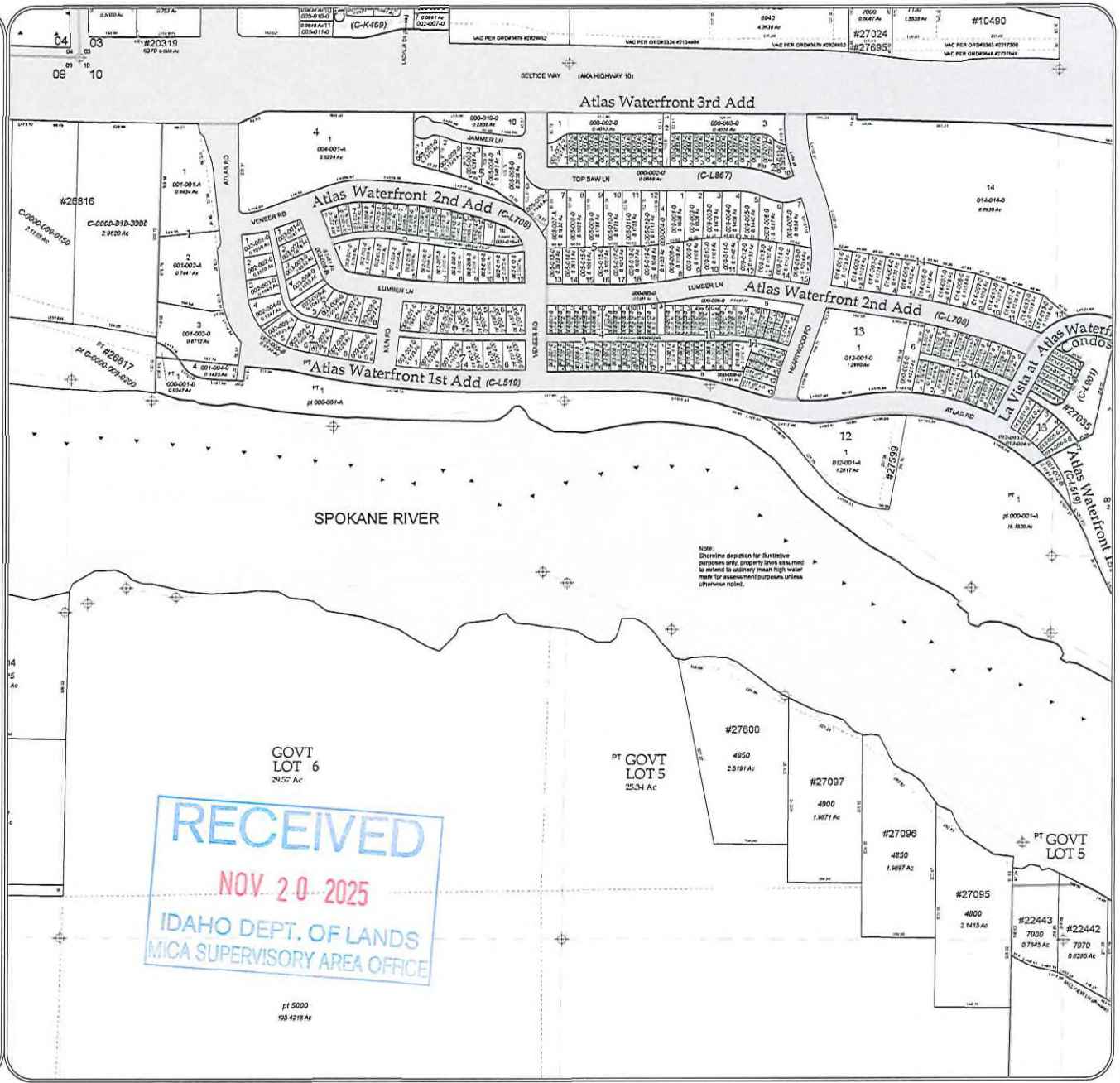
Parcel areas have been calculated by traverse closure when sufficient information has been available. Area shown is Net Assemblable Area. Right-of-Way, where applicable, has been subtracted. Distances and curve lengths less than 5' may not be shown due to scale limitations. Dimensions in parenthesis denote record and/or platted lot dimensions.

LOCATION OF ROADS SHOWN ARE BASED ON ADDRESSABLE ROAD INFORMATION AND MAY OR MAY NOT BE PUBLIC.

Parcel Identification Number (PIN) are comprised as follows:
Platted: Subcode and Parcel ID# ex. C-3510 and 021-000-C Resulting PIN = C-3510-021-000-C or C3510021000C
Unplatted: TwpRngSec and Parcel ID# ex. 50N03W-16 and 7050 Resulting PIN = 50N03W-16-7050 or 50N03W167050

Legend

- (C-5357) Sub-code
- Parcel ID# (PIN)
- Tax Parcels
- Legal Areas
- Road RW
- Private Roads
- Plat Boundaries
- Railroad
- City Limits
- GCDB_Corners
- GCDB_Lines



Maptile: 50N04W10NW

NW Sec. 10 Twp 50 N. R. 4 W. B. M.

RECEIVED
 NOV 20 2025
 IDAHO DEPT. OF LANDS
 MICA SUPERVISORY AREA OFFICE

East 2962673000 BK 32 P6 774

RECORD OF SURVEY
 PARCELS OF LAND LOCATED IN THE WEST HALF OF SECTION 10, TOWNSHIP 50 NORTH, RANGE 4 WEST,
 BOISE MERIDIAN, KOOTENAI COUNTY, IDAHO

AUDITOR'S CERTIFICATE

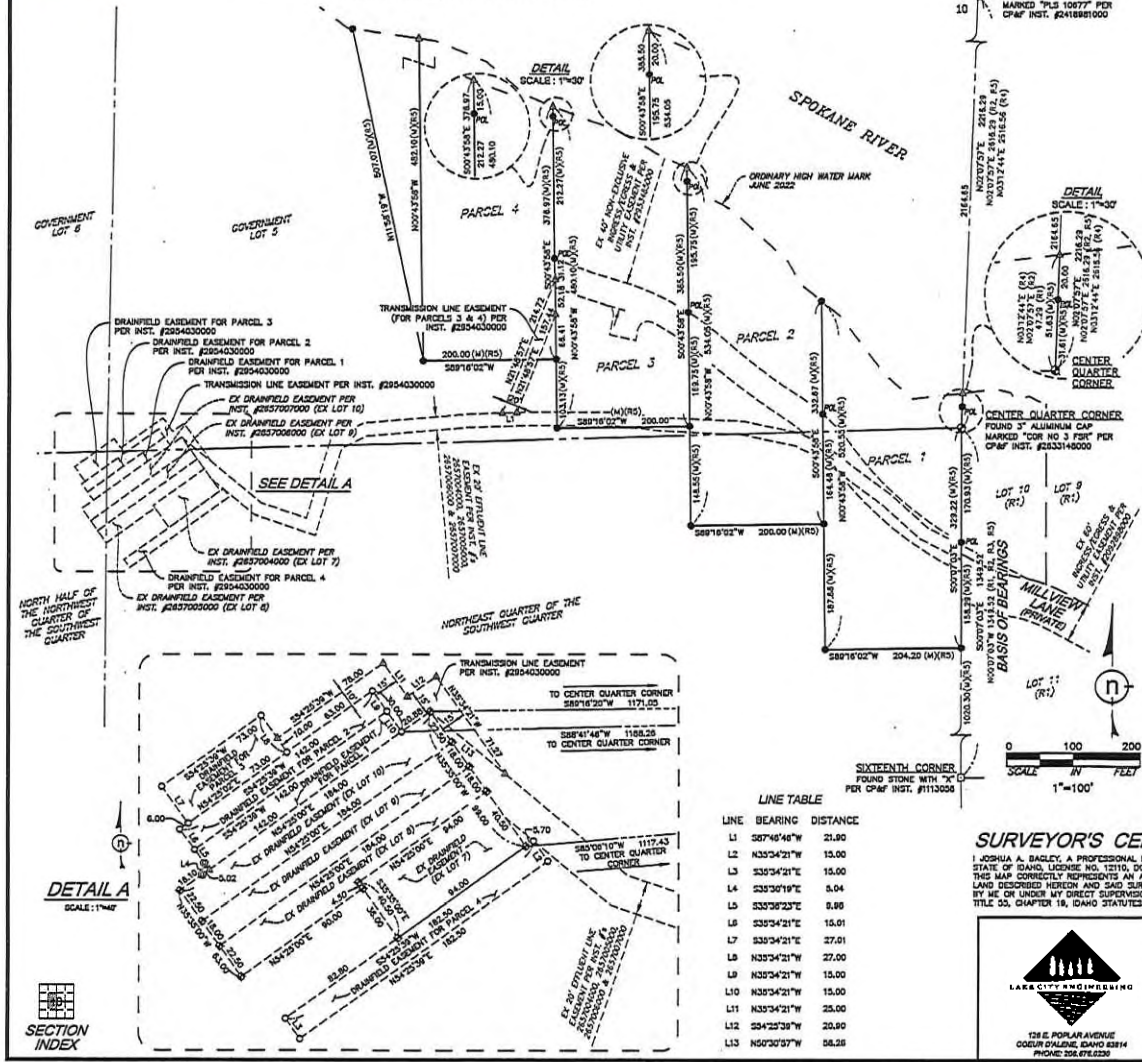
BOOK 32 PAGE 774
 INSTRUMENT 2962673000
 STATE OF IDAHO
 COUNTY OF KOOTENAI
 THIS MAP WAS FILED IN THE KOOTENAI COUNTY RECORDER'S OFFICE AT THE REQUEST OF THE SURVEYING LLC AND COEUR D'ALENE LAND COMPANY, ON THIS 11 DAY OF March, 2024, AT 11:40 A.M.
 COUNTY RECORDER JENNIFER LOCKE
 BY S. Heston DEPUTY RECORDER \$ 5.00 FEE

BASIS OF BEARINGS
 THE EAST LINE OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, BEARS NORTH 00°07'03" WEST BETWEEN FOUR MONUMENTS, AS SHOWN PER R1, R2 AND R3.

SURVEYOR'S NARRATIVE
 1. THE PURPOSE OF THIS PROJECT WAS TO MONUMENT THE DRAINFIELDS FOR PARCELS 1-4 FOR THE GRANT OF EFFLUENT LINE EASEMENT AND DRAINFIELD EASEMENT PER INSTRUMENT NO. 2954030000, RECORDS OF KOOTENAI COUNTY.
 2. THERE WAS NO ATTEMPT MADE TO SHOW ALL OF THE PHYSICAL FEATURES OF THE PROPERTY, OR TO SHOW ANY EASEMENTS THAT ARE OF RECORD OR IN NEW, EXCEPT THOSE THAT ARE SHOWN HEREON.
 3. ALL DISTANCES SHOWN HEREON ARE GROUND DISTANCES IN US SURVEY FEET.
 4. SEE RECORD INFORMATION FOR DOCUMENTS USED ON THIS PROJECT TO ASSIST IN BOUNDARY DETERMINATION. THE RECORD INFORMATION SHOWN HEREON WAS VERIFIED AND THERE WERE NO SIGNIFICANT DISCREPANCIES FROM OUR FIELD OBSERVATIONS.

RECORD INFORMATION
 R1 - RECORD OF SURVEY, BOOK 30, PAGE 136, INSTRUMENT #2934233000, RECORDS OF KOOTENAI COUNTY, IDAHO.
 R2 - RECORD OF SURVEY, BOOK 30, PAGE 274, INSTRUMENT #2899532000, RECORDS OF KOOTENAI COUNTY, IDAHO.
 R3 - RECORD OF SURVEY, BOOK 30, PAGE 274, INSTRUMENT #2899531000, RECORDS OF KOOTENAI COUNTY, IDAHO.
 R4 - RECORD OF SURVEY, BOOK 30, PAGE 470, INSTRUMENT #2817339000, RECORDS OF KOOTENAI COUNTY, IDAHO.
 R5 - RECORD OF SURVEY, BOOK 30, PAGE 582, INSTRUMENT #2955011000, RECORDS OF KOOTENAI COUNTY, IDAHO.
 D1 - GRANT OF EFFLUENT EASEMENT AND DRAINFIELD EASEMENT, INSTRUMENT #2954030000, RECORDS OF KOOTENAI COUNTY, IDAHO.

LEGEND
 ▲ = CALCULATED POINT (NOTHING FOUND OR SET)
 ○ = FOUND ALUMINUM CAP, AS NOTED
 □ = FOUND STONE WITH "X"
 ● = FOUND 3/8" REBAR WITH PLASTIC CAP MARKED "1/2 PLS 12110", FOR POINT ON LINE
 ○ = FOUND 3/8" REBAR WITH PLASTIC CAP MARKED "1/2 PLS 12110", FOR POINT ON LINE
 ○ = FOUND 1/2" REBAR WITH PLASTIC CAP MARKED "1/2 PLS 4182"
 ○ = SET 5/8" ROD REBAR WITH PLASTIC CAP MARKED "1/2 PLS 12110"
 ○ = RPL SET 3/8" ROD REBAR WITH PLASTIC CAP MARKED "1/2 PLS 12110"
 --- = LOT LINE
 --- = ADJACENT PROPERTY LINE
 --- = EASEMENT LINE
 --- = RIGHT-OF-WAY LINE
 --- = SECTION LINE
 --- = ORDINARY HIGH WATER MARK
 --- = TIE TO SECTION CORNER



LINE TABLE

LINE	BEARING	DISTANCE
L1	S87°46'48"W	21.90
L2	N33°34'21"W	15.00
L3	N33°34'21"E	15.00
L4	S33°30'19"E	5.04
L5	S33°38'23"E	8.98
L6	S33°34'21"E	15.01
L7	S33°34'21"E	27.01
L8	N33°34'21"W	27.00
L9	N33°34'21"W	15.00
L10	N33°34'21"W	15.00
L11	N33°34'21"W	25.00
L12	S34°22'38"W	20.90
L13	N57°30'57"W	56.28

SURVEYOR'S CERTIFICATE

I, JOSHUA A. BAGLEY, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF IDAHO, LICENSE NO. 12110, DO HEREBY CERTIFY THAT THIS MAP CORRECTLY REPRESENTS AN ACTUAL SURVEY OF THE LAND DESCRIBED HEREON AND SAID SURVEY WAS CONDUCTED BY ME OR UNDER MY DIRECT SUPERVISION AS SET FORTH IN TITLE 55, CHAPTER 18, IDAHO STATUTES.



7600 N. MINERAL DR., STE. 800 • COEUR D'ALENE, ID 83815
 PHONE: (208) 772-8000 • FAX: (208) 772-8818
 WWW.LCSURVEY.COM



DATE: FEBRUARY 23, 2024
 PROJECT NUMBER: 2023-070
 PROJECT NUMBER: LCE-23-022.1

SHEET 1 OF 1



Legend



700 ft

Google Earth

Image © 2025 Airbus

SEP 30 2025

PEND OREILLE LAKE AREA

on Vebadi Dock



Notice of Assignment – Temporary Land Use Permit

Assignment Instructions: This form is to be used by Persons seeking to assign a Temporary Permit issued for maintenance of a boat garage footprint, which was formerly moored at Heyburn State Park. To successfully assign the Temporary Permit, please complete this form accordingly and return it to the applicable IDL area office:

1. The seller (**Assignor**) and buyer (**Assignee**) must sign this joint Notice of Assignment form.
2. The Temporary Permit issued to the **Assignor** must accompany this Notice of Assignment form and be attached hereto **Attachment A**.
3. A bill of sale, or other document showing chain of title, must accompany this Notice of Assignment form and be attached hereto **Attachment B**. Assignments can only be transferred to the owner of record and must be executed as such.
4. If the permit holder of record is not available to sign this Assignment form, a chain of title showing all owners – beginning with the original permit holder – must be provided and attached hereto as **Attachment C**.

Temporary Permit Number: LU300062

Body of water: Lake Coeur d' Alene County: Benewah County

Parcel / AIN Number: LP130037

ASSIGNOR(S) – CURRENT PERMIT HOLDER

(assignor name – printed) James L. Jess,
currently own the parcel described in the Temporary Permit, attached hereto as Attachment A, and hereby assign the corresponding Temporary Permit be assigned to the **Assignee**, described below.

By signing below, I hereby swear and affirm that the information contained herein is true and correct to the best of my knowledge and that the temporarily permitted structure is in compliance with the terms and conditions contained within the Temporary Permit as issued and with all applicable laws and regulations.

James L. Jess

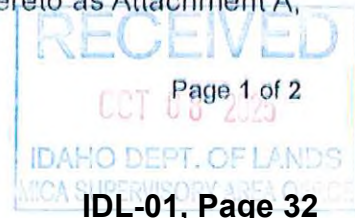
10/08/2024

Assignor Signature

Date

ASSIGNEE(S) – NEW PERMITEE(S)

By signing below, I hereby accept and agree to the following: to comply with the terms and conditions contained within the Temporary Permit, attached hereto as Attachment A,



SEP 30 2025

PEND OREILLE LAKE AREA

as issued, and with all applicable laws and regulations; to notify the Department of Lands of a change in the contact information listed below, and; to file with the Department a subsequent Notice of Assignment should the corresponding Temporary Permit need to be reassigned.

Assignee(s) Name: Touraj Jason Vedadi

Mailing Address: 4211 Waters Edge, Austin, TX 78731

Parcel Number: LP120040 (FBH25)

Email Address: tom@vedadicorp.com

Phone number: 203-219-5858

Current Status of Boat Garage structure:

Demolished

Relocated – Identify Location: _____

Is this new location temporary or permanent? Temporary Permanent

Other (explain): _____

DocuSigned by:
Touraj Jason Vedadi
304746BF0FB64AE

10/14/2024
Date

*** FAILURE TO SUCCESSFULLY ASSIGN TEMPORARY PERMITS MAY RESULT IN AUTHORIZATION FOR THE TEMPORARILY PERMITTED STRUCTURE BEING INVALIDATED. ***

— FOR IDAHO DEPARTMENT OF LANDS STAFF TO COMPLETE —

This fully completed Notice of Assignment form with corresponding documentation was received by the Department of Lands on 10/15/2024 (date) by MIKE AHMER (IDL employee name -printed).





SEP 30 2025

STATE OF IDAHO
DEPARTMENT OF LANDS
NAVIGABLE WATERWAYS

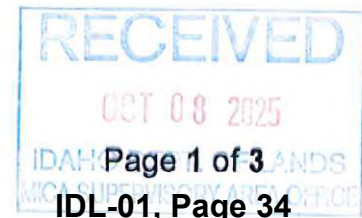
BG
"J"

TEMPORARY LAND USE PERMIT NO. LU300108

Permission is hereby granted to Ronald & Jackie Haxton, (Permittee), to retain a boat garage footprint, as described in Attachment A, attached hereto and incorporated herein by reference, for the boat garage that was formerly moored at Heyburn State Park, Chatcolet, Idaho Department of Parks and Recreation Slip Number ABH24 Benewah County, Parcel Number LP130039.

This Permit is subject to the following terms and conditions:

1. This Temporary Land Use Permit (Permit) is effective upon signature by the Idaho Department of Land's (Department) Navigable Waterways Program Manager. This Permit allows the Permittee to apply to rebuild, remove, or otherwise relocate their boat garage and provides a three (3) year period to submit an official, and fully completed, encroachment application with the Department.
2. The Permittee shall indemnify and hold harmless the State of Idaho and its representatives against, and from, any and all demands, claims, or liabilities of any nature whatsoever, arising directly or indirectly from, or in any way connected with, the actions authorized under this Permit.
3. The Department's staff visited the structure on August 29, 2024, to confirm the structure's existence, obtain measurements, and document the structure.
4. Permittee shall have until this Temporary Permit's expiration date to submit a complete application for the structure to be rebuilt and/or relocated. If a fully completed application is not received by the Department before the Permit expires, the structure cannot be rebuilt nor relocated.
5. This Permit will expire on December 31, 2027. Failure to submit a fully completed encroachment application to the Department by the Permit's expiration date permanently invalidates the temporarily permitted structure. Extensions will not be granted for this Temporary Permit.
6. This Permit may be assigned. To effectively assign this Permit, the Permittee must give the respective Area Manager, in writing, the name and address of the person to whom the Permit is to be assigned. No assignment shall be valid without the written approval of the Area Manager, which will not be unreasonably withheld.



7. This Permit is non-exclusive to the Permittee, except that other uses will not be designed to restrict the Permittee in the exercise of this Permit.
8. The Permittee shall exercise every reasonable effort to protect the lakebed and watershed resources, which includes littoral vegetation, when the Permittee is removing, deconstructing, reconstructing, or otherwise engaging in activities that could impact water quality or aquatic and terrestrial species.
9. The Permittee shall maintain the permitted structure in good repair and prevent it from creating hazards in or to the lake.
10. The Permittee will comply with all federal, state, and local laws and with all rules and regulations of the State Board of Land Commissioners pertaining to forest and watershed protection, and with the Stream Channel Protection Act as designated in Chapter 38, Title 42 of the Idaho Code as administered by the Idaho Department of Water Resources.
11. This Permit may be cancelled after written notice to the Permittee of non-compliance with the terms of this Temporary Permit. The Permittee will have thirty (30) days, from the date the written notice is sent, to correct the violation. If the Permittee fails to correct the violation to the Department's satisfaction within the thirty (30) days, the Permit may be cancelled at the Department's discretion. Notice will be sent to the mailing address associated with the Boat Garage Temporary Permit Number. It is the responsibility of the person to whom this Permit is assigned to ensure that the Department has an accurate mailing address.

*** THIS PERMIT MUST BE SUBMITTED WITH AN APPLICATION FOR ENCROACHMENT PER IDAHO CODE TITLE 58, CHAPTER 13. ***

- * ISSUED on December 23, 2024
- * EXPIRES on the 31st day of December, 2027.

Marde Mensinger
Program Manager Printed Name


Program Manager Signature

RECEIVED
OCT 08 2025
IDAHO DEPT. OF LANDS
MICA S Page 2 of 3
AREA OFFICE

SEP 30 2025

PEND OREILLE LAKE AREA

Temporary Land Use Permit No. LU300108- Attachment A

Dimensions

Master Float Width:	20.08 feet
Master Float Length:	22.00 feet
Garage Width:	20.08 feet
Garage Length:	22.00 feet
Garage Height:	10.67 feet
Total Float Square Feet:	441.83 feet
Total Garage Square Feet:	441.83 feet

[Inspection on following pages]



SEP 30 2025

PEND OREILLE LAKE AREA



Commercial/Community/Non-navigational Encroachment Permit Application

This application and required documents must be completed when submitting an encroachment permit application. Incomplete applications will be returned without processing.

- ENCROACHMENT TYPE(S):** (Check all that apply)
- Community dock
 - Commercial marina
 - Bank stabilization or Rip Rap
 - Other – describe: _____
 - Float home
 - Boat garage
 - Mooring buoy

Applicant's Littoral Rights Are:

- Owned, fee simple title holder
- Leased
- Signature of littoral rights owner is obtained if Applicant is not the owner of the riparian/littoral rights
- Other – describe: _____

Provide a Copy of Each Required Document on 8½"x14" or Smaller Paper:

- County plat map showing both neighboring littoral lots.
- Tax record identifying the owner of the upland parcel(s).
- Lakebed profile with encroachment and water levels of winter and summer.
- General vicinity map that allows Department to find the encroachment.
- Scaled air photo or map showing lengths of nearby encroachments, distances to adjacent encroachments, and location and orientation of the proposed encroachment.

Are Existing Docks or Other Encroachment(s) Permitted On This Parcel(s)?

- No
- Yes. Please attach a current photograph and a "to scale" drawing (see Document Requirements Above)

Permit # _____ Date of Construction: _____

What will happen to the existing dock or encroachment if this permit application is approved?

- Remain unchanged
- Complete removal
- Modification
- Other:

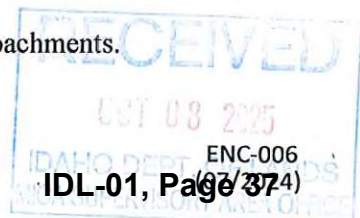
(Please note that old dock materials must be removed from the lake. Discarding these materials creates serious boating safety issues and offenders will be subject to prosecution and penalties.)

How Many Feet Does the Proposed Encroachment(s) Extend Beyond the Ordinary (or Artificial) High Water Mark?

Encroachment Type: <u>dock & Lift</u>	<u>70</u>	feet
Encroachment Type: <u>dock & Lift + B. House</u>	<u>40</u>	feet
Encroachment Type: <u>dock & Lift</u>	<u>30</u>	feet
<u>dock & Lift + B. House</u>	<u>50</u>	

The Proposed Dock Length Is:

- The same or shorter** than the two adjacent docks
- Longer** than the two adjacent docks
- Longer** than the two adjacent docks, but within the line of navigability established by the majority of existing docks in the area.
- _____ feet and not located near any other docks or encroachments.



SEP 30 2025

PEND OREILLE LAKE AREA

Application Number:

How many frontage parcel lots does the applicant own?
1 each, 4 total parcels

For Community Docks, Does the Property Have at Least 50 Feet of Littoral Frontage?

- No
- Yes Total front footage: 1135.17 feet

For Community Docks, Does the Proposed Dock Exceed the Maximum Square Footage of 7 ft² per Littoral Front Foot?

- No Total square footage: 7048 ft²
- Yes _____ ft²

Will any Proposed Docks Exceed the Maximum Width of 10 Feet?

- No
- Yes If yes, explain why: _____

Will the Proposed Encroachment (besides riprap) Be Located Closer Than 25 Feet to the Riparian/Littoral Right Lines Established with Your Neighbors?

- No
- Yes If yes, what are the proposed distances?
 Encroachment Type: _____ feet
 Encroachment Type: _____ feet
 Encroachment Type: _____ feet
- Consent of affected neighbor was attained

Determining Riparian/Littoral Right Lines

Littoral right lines are not simple extensions of the upland property lines. Littoral right lines are generally perpendicular, or at right angles, to the shoreline. Curved shorelines or unusual circumstances may require Department Staff, or other professionals, to closely examine littoral right lines and assess the potential for infringement on adjacent littoral property owners.

I hereby certify that I am the applicant or authorized representative of the applicant and that the information contained in this application is true and correct to the best of my knowledge and further acknowledge that falsification or misrepresentation of any information contained herein or provided herewith will be grounds for denial of the application.

Neva Lane Laneco Marine
Applicant Signature

Neva Lane Laneco Marine
Applicant Name

06-19-25
Date

Applicant Title (if applicable)

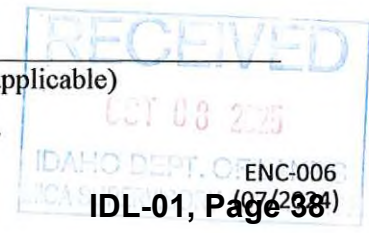
Second Applicant (If applicable)

Scott Hansen Laneco Marine
Applicant Signature

Scott Hansen Laneco Marine
Applicant Print Name

8/21/25
Date

G.M.
Applicant Title (if applicable)



IDAHO DEPARTMENT OF LANDS
 SEP 30 2025
 PEND OREILLE LAKE AREA

General Information

Owner: Jyd Id Llc
 Mailing Address: 6696 E Maplewood Ave Post Falls Id 83854
 Property Address: Not Available
 Neighborhood: 5762 Wf-Kar-Lea-Sue
 District (TCA): 070000

Parcel ID (PIN): 60N04W107680
 Alternate ID (AIN): 339121
 Property Class: 512- Res Rural Tract
 Deeded Acres: 0.7645

Last updated: 4/16/2025 01:54:01 AM

Legal Descriptions

Description
 FORT SHERMAN ABAND MIL RES, TAX#22443 IN LT 9 & IN GOVT LT 5 1050N04W

Net Taxable Value

Tax Year	Value
2024	\$2,072,653.00
2023	\$1,804,527.00
2022	\$2,010,362.00
2021	\$870,927.00
2020	\$725,500.00
2019	\$725,500.00

Value History

Year	Reason	Land Value	Improvement Value	Total Value
2024	Assessment Update	\$2,072,653.00	\$0.00	\$2,072,653.00
2023	Assessment Update	\$1,804,527.00	\$0.00	\$1,804,527.00
2022	Assessment Update	\$2,010,362.00	\$0.00	\$2,010,362.00
2021	Assessment Update	\$870,927.00	\$0.00	\$870,927.00
2020	Assessment Update	\$725,500.00	\$0.00	\$725,500.00

1 2 5 Items per page

1 - 5 of 6 items

Exemption History

Effective Year	Exemption Type	Percent	Total Value	Exemption Value	Net Taxable Value
No modifier data is available for this record.					

Land Details

Land Type	Acres	Total Value
Remaining Land Market Value	0.45	\$17,012
Waterfront Vacant Buildable	0.32	\$2,055,641

Improvements



SEP 30 2025

PEND OREILLE LAKE AREA

General Information

Owner: Coeur D Alene Land Company
Mailing Address: Po Box 1970 Coeur D Alene Id 83816
Property Address: 85 S Millview Ln
Neighborhood: 5762 Wf-Kar-Les-Sue
District (TCA): 070000

Parcel ID (PIN): 66N04W10S000
Alternate ID (AIN): 104468
Property Class: 612- Res Rural Tract
Deeded Acres: 135.4218

Last updated: 4/16/2025 01:54:01 AM

Legal Descriptions

Description

GOVT LT 5 EX TX#S, GOVT LT 6, N2-SW EX S2-W2-N2-SW & EX TX#S [ALL IN SEC 10]; N2
 -NE-SE, TAX#5052, #5078 [ALL IN SEC 09] 1050N04W

Net Taxable Value

Tax Year

Tax Year	Value
2024	\$63,485.00
2023	\$61,928.00
2022	\$59,696.00
2021	\$62,219.00
2020	\$68,887.00
2019	\$65,553.00

Value History

Year	Reason	Land Value	Improvement Value	Total Value
2024	Assessment Update	\$7,281,630.00	\$0.00	\$7,281,630.00
2023	Assessment Update	\$6,700,564.00	\$0.00	\$6,700,564.00
2022	Assessment Update	\$8,616,536.00	\$0.00	\$8,616,536.00
2021	Assessment Update	\$3,820,239.00	\$0.00	\$3,820,239.00
2020	Assessment Update	\$3,142,623.00	\$0.00	\$3,142,623.00

1 2 3 4 5 6 7 8 9 10 Items per page

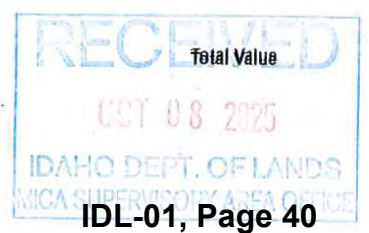
1 - 5 of 25 items

Exemption History

Effective Year	Exemption Type	Percent	Total Value	Exemption Value	Net Taxable Value
No modifier data is available for this record.					

Land Details

Land Type	Acres
Remaining Land Market Value	68.36
Remaining Land Market Value	45.26
Waterfront Vacant Non-Buildable	21.12



Total Value
 \$786,179
 \$520,397
 \$6,239,054

MICA
SUPERVISORY AREA
3258 W. Industrial Loop
Coeur d'Alene, ID 83815
Phone (208) 769-1577



DUSTIN T. MILLER, DIRECTOR
EQUAL OPPORTUNITY EMPLOYER

STATE BOARD OF LAND COMMISSIONERS
Brad Little, Governor
Phil McGrane, Secretary of State
Raúl R. Labrador, Attorney General
Brandon D Woolf, State Controller
Debbie Critchfield, Sup't of Public Instruction

December 3, 2025

COEUR D ALENE LAND COMPANY
PO BOX 1970
COEUR D'ALENE ID 83816

Re: Courtesy Notification of Application for Encroachment L95S6193

To Whom it Concerns:

This letter is to inform you as a courtesy that your adjacent neighbor ADAM & CORAL OLINGER, ALEX HAMILL, VEDADI FAMILY TRUST & BWHQ LLC has applied for a permit from the Idaho Department of Lands to build a community docks with 2 boat garages on the Spokane River. The enclosed applications with site diagrams show the location and indicate dimensions and distances to your mutual property/riparian boundary.

If you **do not** have concerns about the proposed project after reviewing the application packet, and you **do not** wish to object to the application, please complete the attached form (sign box 1) and return it to our office as quickly as possible.

If you **object** to the proposed application and would like to **request a public hearing**, in which you will be named as the objecting party, please complete and return the attached form to IDL. State law IDAPA 20.03.04.030.04 requires you submit your written objection (specifically asking for a public hearing) and a **\$75 fee** to cover the cost of publishing notice of hearing **within thirty (30) days of the first date of publication** (the first date it appears in the local newspaper advertising the application). Please ensure the Department receives this information by **January 8, 2026**. Objections should be based on the standards for commercial, community, or nonnavigational encroachments, which can be found here: <https://adminrules.idaho.gov/rules/current/20/200304.pdf>. Failure to provide contact information may result in dismissal of the objection due to strict timelines for hearings.

Sincerely,

A handwritten signature in blue ink that reads "Amidy Fuson".

Amidy Fuson
Lands Resource Specialist-Navigable Waters
afuson@idl.idaho.gov

Enclosures

STATE OF IDAHO
DEPARTMENT OF LANDS
ATTACHMENT FOR ENCROACHMENT

COMMUNITY DOCK REQUIREMENTS AND SETBACKS

General requirements are as follows:

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- 2) A community dock shall not have less than fifty (50) feet combined shoreline frontage. Moorage facilities will be limited in size as a function of the length of shoreline dedicated to the community dock. The surface decking area of the community dock shall be limited to the product of the length of shoreline multiplied by seven (7) square feet per lineal feet or a minimum of seven hundred (700) square feet. However, the Department, at its discretion, may limit the ultimate size when evaluating the proposal and public trust values.
- 3) If a breakwater will be incorporated into the structure of a dock, and a need for the breakwater can be demonstrated, the department may allow the surface decking area to exceed the size limitations.
- 4) Length of Community Docks and Commercial Navigational Encroachments. Docks, piers, or other works may extend to a length that will provide access to a water depth that will afford sufficient draft for watercraft customarily in use on the particular body of water, except that no structure may extend beyond the normal accepted line of navigability established through use unless additional length is authorized by permit or order of the director. If a normally accepted line of navigability has not been established through use, the director may from time to time as he deems necessary, designate a line of navigability for the purpose of effective administration of these rules.
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Please check one and initial:

I have reviewed the application, including the scope and location of the proposed encroachment as depicted. I **consent** to the application and do not wish to participate in a public hearing.
_____ (initial)

I have reviewed the application, including the scope and location of the proposed encroachment as depicted. I **object to the application and request a Public Hearing** in which I will be named as an objecting party. I have attached a summary of my objection to this form on a separate page and a **\$75 publication fee**. I UNDERSTAND THAT I AM REQUIRED TO SUBMIT MY CONTACT INFORMATION (NAME, PHONE NUMBER, EMAIL ADDRESS) IN ORDER TO SET A HEARING DATE. _____ (initial)

***IF YOU HAVE ANY QUESTIONS, PLEASE CONTACT AMIDY FUSON AFUSON@IDL.IDAHO.GOV AS SOON AS POSSIBLE.**

_____ Date

_____ Name

_____ Address City State Zip

_____ Phone Number Email Address

STATE OF IDAHO DEPARTMENT OF LANDS
ADJACENT NEIGHBOR ATTACHMENT FOR ENCROACHMENT

NON-NAVIGATIONAL REQUIREMENTS AND SETBACKS

- 1. Boat Garage. A structure with one (1) or more slips that is completely enclosed with walls, roof, and doors, but no temporary or permanent residential area.
2. Boat garages are considered nonnavigational encroachments.
3. Applications for permits to construct new boat garages, expand the total square footage of the existing footprint, or raise the height will not be accepted unless the application is to support local emergency services.
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Please check one and initial:

[]

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Date

Name

Address City State Zip

Phone Number Email Address

MICA
SUPERVISORY AREA
3258 W. Industrial Loop
Coeur d'Alene, ID 83815
Phone (208) 769-1577



DUSTIN T. MILLER, DIRECTOR
EQUAL OPPORTUNITY EMPLOYER

STATE BOARD OF LAND COMMISSIONERS
Brad Little, Governor
Phil McGrane, Secretary of State
Raúl R. Labrador, Attorney General
Brandon D Woolf, State Controller
Debbie Critchfield, Sup't of Public Instruction

December 3, 2025

JYD ID LLC
6696 E MAPLEWOOD AVE
POST FALLS ID 83854

Re: Courtesy Notification of Application for Encroachment L95S6193

To Whom it Concerns:

This letter is to inform you as a courtesy that your adjacent neighbor ADAM & CORAL OLINGER, ALEX HAMILL, VEDADI FAMILY TRUST & BWHQ LLC has applied for a permit from the Idaho Department of Lands to build a community docks with 2 boat garages on the Spokane River. The enclosed applications with site diagrams show the location and indicate dimensions and distances to your mutual property/riparian boundary.

If you **do not** have concerns about the proposed project after reviewing the application packet, and you **do not** wish to object to the application, please complete the attached form (sign box 1) and return it to our office as quickly as possible.

If you **object** to the proposed application and would like to **request a public hearing**, in which you will be named as the objecting party, please complete and return the attached form to IDL. State law IDAPA 20.03.04.030.04 requires you submit your written objection (specifically asking for a public hearing) and a **\$75 fee** to cover the cost of publishing notice of hearing **within thirty (30) days of the first date of publication** (the first date it appears in the local newspaper advertising the application). Please ensure the Department receives this information by **January 8, 2026**. Objections should be based on the standards for commercial, community, or nonnavigational encroachments, which can be found here: <https://adminrules.idaho.gov/rules/current/20/200304.pdf>. Failure to provide contact information may result in dismissal of the objection due to strict timelines for hearings.

Sincerely,

A handwritten signature in blue ink that reads "Amidy Fuson".

Amidy Fuson
Lands Resource Specialist-Navigable Waters
afuson@idl.idaho.gov

Enclosures

STATE OF IDAHO
DEPARTMENT OF LANDS
ATTACHMENT FOR ENCROACHMENT

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_____ Date

_____ Name

_____ Address City State Zip

_____ Phone Number Email Address

STATE OF IDAHO DEPARTMENT OF LANDS
ADJACENT NEIGHBOR ATTACHMENT FOR ENCROACHMENT

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Date

Name

Address

City

State

Zip

Phone Number

Email Address

MICA
SUPERVISORY AREA
3258 W. Industrial Loop
Coeur d'Alene, ID 83815
Phone (208) 769-1577



DUSTIN T. MILLER, DIRECTOR
EQUAL OPPORTUNITY EMPLOYER

STATE BOARD OF LAND COMMISSIONERS
Brad Little, Governor
Phil McGrane, Secretary of State
Raúl R. Labrador, Attorney General
Brandon D Woolf, State Controller
Debbie Critchfield, Sup't of Public Instruction

MEMORANDUM

TO: Idaho Department of Fish and Game
Idaho Department of Environmental Quality
Idaho Department of Water Resources
Idaho Department of Transportation
US Army Corps of Engineers-CDA
Kootenai County Parks, Recreation/Waterways
Kootenai County Marine Division
Kootenai County Building & Planning & Zoning
Kootenai Environmental Alliance
Panhandle Health District 1-Kootenai County
Coeur d'Alene Tribe
Idaho Conservation League
Adjacent Neighbors

FROM: Amidy Fuson Resource Specialist Sr., Navigable Waters

DATE: **December 4, 2025**

SUBJECT: NOTICE OF APPLICATION L95S6193

Enclosed is an application requesting permission to build a community dock system with two boat garages on the Spokane River.

Please submit your comments, recommendations, or objections to the Idaho Department of Lands by **January 8, 2026**, regarding the likely effect of the proposed encroachments upon navigation, adjacent property, lake and streambed value factors of navigation, fish and wildlife habitat, aquatic life, recreation, aesthetic beauty, or water quality. If you have concerns or are opposed to this application, please list your specific reasons and any facts or documentation to support your position. Comments may suggest alternate plans or mitigation measures if feasible.

If you would like to request a public hearing on this application, please submit a written request and a \$75 publication fee to IDL by **January 8, 2026**.

Failure to submit comments will be considered as no objection to the application. For further inquiries, please contact the Idaho Department of Lands at Mica Office.

Enclosures

MICA
SUPERVISORY AREA
3258 W. Industrial Loop
Coeur d'Alene, ID 83815
Phone (208) 769-1577



DUSTIN T. MILLER, DIRECTOR
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December 4, 2025

The Coeur d'Alene Press
Attention: Legals
P.O. Box 7000
Coeur d'Alene, ID 83816

Re: Legal Notice of Application – L95S6193

Enclosed is a notice of application. Please publish this as a legal advertisement for two consecutive weeks as soon as possible.

Upon completion, please provide a tear sheet for the 2nd publication, an affidavit of publication, and statement of cost.

Thank you. Your help in this matter is greatly appreciated.

Sincerely,

Amidy Fuson, Lands Resource Specialist Sr.,
Navigable Waterways

Enclosure

NOTICE OF APPLICATION

Pursuant to Section 58-104(9) and 58-1301, et seq., Idaho Code (The Lake Protection Act) and rules of the State Board of Land Commissioners, notice is hereby given that Vedadi Family Trust, BWHQ LL, Alex & Whitney Hamill & Adam & Coral Olinger, made application to build a community dock system with two boat garages on Spokane River. Located adjacent to Tax # 27600, 27097, 27096, 27095, Coeur d'Alene; Sections 10, Township 50 North, Range 04 West; B.M., in Kootenai County.

Written objections to and requests for hearing in this matter must be on file with the Idaho Department of Lands, 3258 W Industrial Loop, Coeur d'Alene ID, 83815, within thirty (30) days after the first appearance of this notice. Requests for hearing must be accompanied by a \$75 publication fee. Specific information regarding this application may be obtained from Amidy Fuson, Resource Specialist Sr., at the above address or by calling (208) 769-1577.


/S/

Mike Ahmer Resource Supervisor CDA
Idaho Department of Lands

MICA Supervisory Area
3258 W Industrial Loop
Coeur d'Alene, ID 83815
(208)769-1577

VENDOR: Coeur d'Alene Press

Account Number: 6368
Vendor Number: 23295

Approved: 				
Printed Name: Eric Valiquette			Inv. Date: 12/6/2025	
Vendor#: 23295			Inv. #: 0000043923	
Description: Press Affidavit				
ORG C CNTR/PROG	APPROP	FUND/LOC	Amount	Account
511000-320PUB	LAAO	16675-320MICA	\$ 69.92	577000
TOTAL:			\$ 69.92	

Prepared by: 

Date: Jan. 5, 2026

Coeur d'Alene Press
 PO BOX 7000
 COEUR D ALENE, ID 83816
 (208) 664-8176

Ad Number	0000043923
Customer	IDAHO DEPARTMENT OF LANDS - NAV. WATERS
Account Number	6368
Billing Date	12/06/2025 to 12/13/2025
Description	CDA#15565 NOA - L95S6193

ADVERTISING SINGLE ORDER INVOICE

IDAHO DEPARTMENT OF LANDS - NAV. WA
 NAV. WATERS
 3258 W. INDUSTRIAL LOOP
 COEUR D ALENE, ID 83815

BILLING DATE	12/06/2025
BILLED ACCOUNT NUMBER	6368
ADVERTISER NUMBER	6368

REMITTANCE ADDRESS

Coeur d'Alene Press
 PO BOX 7000
 COEUR D ALENE, ID 83816

MAKE CHECKS PAYABLE TO: Coeur d'Alene Press

PLEASE DETACH AND RETURN UPPER PORTION WITH YOUR REMITTANCE

Coeur d'Alene Press

Ad Number	Start Date	End Date	Days Billed	Copy Line	Size	Total Price
0000043923	12/06/2025	12/13/2025	2	CDA#15565 NOA - L95S6193	1 x 4.921" (43 lines)	\$69.92
Total Amount Due						\$69.92

Advertiser Information

* Past due accounts are subject to finance charges of 1-1/2% per month, which is an annual percentage of 18%, applied to the previous balance.

12/18/2025 14:18:11



Order Confirmation

<u>Ad Order Number</u>	<u>Customer</u>	<u>Payor Customer</u>	<u>PO Number</u>
0000043923	IDAHO DEPARTMENT OF LANDS	IDAHO DEPARTMENT OF LANDS	
<u>Sales Rep</u>	<u>Customer Account</u>	<u>Payor Account</u>	<u>Ordered By</u>
kpacker+cdahouse@ha...	6368	6368	rlindstrom@cdapress.com
<u>Order Taker</u>	<u>Customer Address</u>	<u>Payor Address</u>	<u>Customer Fax</u>
rlindstrom@cdapress.com	3258 W. INDUSTRIAL LOOP COEUR D ALENE, ID 83815	3258 W. INDUSTRIAL LOOP COEUR D ALENE, ID 83815	
<u>Order Source</u>	<u>Customer Phone</u>	<u>Payor Phone</u>	<u>Special Pricing</u>
	2087691577	2087691577	

<u>Tear Sheets</u>	<u>Proofs</u>	<u>Affidavits</u>	<u>Blind Box</u>	<u>Promo Type</u>	<u>Materials</u>
0	0	1	0	0	0

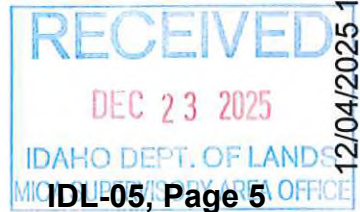
Invoice Text

CDA#15565 NOA - L95S6193

Ad Order Notes

Run dates December 6, 13, 2025

<u>Net Amount</u>	<u>Tax Amount</u>	<u>Total Amount</u>	<u>Payment Method</u>	<u>Payment Amount</u>	<u>Amount Due</u>
69.92	\$0.00	69.92	Invoice	\$0.00	69.92



AFFIDAVIT OF PUBLICATION

STATE OF IDAHO)
) ss.
County of Kootenai)

RikkiJade Lindstrom, being first duly sworn upon oath, deposes and states:

1. I am now and at all times hereinafter mentioned was a citizen of the United States, resident of the State of Idaho, over the age of twenty-one years and not a party of the above entitled action.

2. I am now and at all times hereinafter mentioned was the printer (principal clerk) of the "Coeur d'Alene Press", a newspaper printed and published daily in Coeur d'Alene, Kootenai County, Idaho, and having a general circulation in said county.

3. The Legal Notice of which the annexed is a printed copy, was published in the regular Saturday issue of said newspaper for 2 consecutive Weeks commencing on the 6 day of December, 2025, and ending on the 13 day of December, 2025, and such publication was made as often during said period as said daily newspaper was regularly issued.

4. That said newspaper has been continuously and uninterruptedly published in said Kootenai County, during a period of more than seventy-eight consecutive weeks immediately prior to the first publication of said notice.

R. Lindstrom

On this 13 day of December in the year of 2025 before me, a Notary Public, personally appeared RikkiJade Lindstrom, known or identified to me to be the person whose name subscribed to the within instrument, and being by me first duly sworn, declared that the statements therein are true, and acknowledged to me that he/she executed the same.



Angela Minehart
Notary Public for the State of Idaho
Residing in Coeur d'Alene, Idaho

My Commission Expires 03/20/2029



NOTICE OF APPLICATION
Pursuant to Section 58-104(9) and 58-1301, et seq., Idaho Code (The Lake Protection Act) and rules of the State Board of Land Commissioners, notice is hereby given that Vedadi Family Trust, BWHQLL, Alex & Whitney Hamill & Adam & Coral Olinger, made application to build a community dock system with two boat garages on Spokane River. Located adjacent to Tax # 27600, 27097, 27096, 27095, Coeur d'Alene; Sections 10, Township 50 North, Range 04 West; B.M., in Kootenai County.

Written objections to and requests for hearing in this matter must be on file with the Idaho Department of Lands, 3258 W Industrial Loop, Coeur d'Alene ID, 83815, within thirty (30) days after the first appearance of this notice. Requests for hearing must be accompanied by a \$75 publication fee. Specific information regarding this application may be obtained from Amidy Fuson, Resource Specialist Sr., at the above address or by calling (208) 769-1577.

/s/
Mike Ahmer
Resource Supervisor CDA
Idaho Department of Lands
Legal#15565 AD#43923
December 6, 13, 2025

STATE OF IDAHO
DEPARTMENT OF LANDS
ATTACHMENT FOR ENCROACHMENT

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*IF YOU HAVE ANY QUESTIONS, PLEASE CONTACT AMIDY FUSON AFUSON@IDL.IDAHO.GOV AS SOON AS POSSIBLE.

2/11/2026
Date

Justin Yancey - Descendant's Trust
Name

4696 E Maplewood Ave Post Falls, ID 83854
Address City State Zip

(509)989-0335 yancey@yanceyfarm.com
Phone Number Email Address



CK# 496
Pd 2/12/26
\$75
IDL-06, Page 1

February 11th, 2026

VIA HAND DELIVERY

Idaho Department of Lands

Attn: Ms. Amidy Fuson and Mr. Mike Ahmer
Navigable Waters
3258 Industrial Loop
Coeur d'Alene, ID 83815

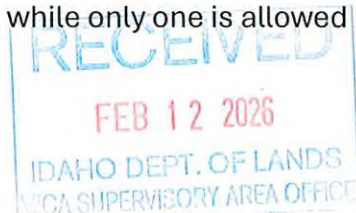
Re: Encroachment Permit Application L95S6193 Community Dock

Dear Amidy and Mike,

This letter is written on behalf of Justin Yancey and Descendant's Trust (the Trust), the owner of the parcel adjacent to the western portion of Community Dock Permit Request L95S6193 (Olinger, Hamill, Vedadi, BWHQ). The applicant seeks approval of a community dock. The Trust hereby objects to the proposed application and requests a public hearing. Enclosed is a check in the amount of \$75 made payable to the Idaho Department of Lands.

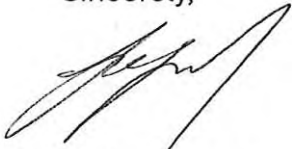
The application does not qualify under existing administrative regulations outlined in the *Idaho Lake Protection Act – Community Docks* for the issuance of a permit for a community dock:

- The littoral line designated between Olinger's lot and the Trust's lot does not provide enough specificity to measure.
- The littoral line represented in the application is not set correctly.
- The littoral line does not protrude at a right angle from the shoreline.
- Since these fundamental regulations are not adhered to on this project application depiction, the dock starting and ending points encroach over the littoral line, dishonoring the 25-foot set back from the adjacent littoral right line.
- The plan depicts two boat lifts for the Olinger lot dock, while only one is allowed per moorage.



Given the inability of this application to satisfy these application requirements, this application should be denied.

Sincerely,



Justin Yancey

Trustee

Justin Yancey and Descendants Trust

6696 E Maplewood Avenue

Post Falls, ID 83854

(509) 989-0335

yancey@yanceyfarm.com





Idaho Lake Protection Act Community Docks

A **community dock** is a structure that provides private moorage for more than two (2) adjacent littoral owners (lake front property owners or their lessees/grantees), or other littoral owners possessing a littoral common area such as a homeowner's association. No public access is required for a community dock.

An **encroachment permit** from the Idaho Department of Lands is required for community docks located on navigable lakes (including reservoirs not exclusively managed by the federal government) under the Lake Protection Act, Idaho Code § 58-1303. Community dock standards are found in IDAPA 20.03.04.

In addition, a **state submerged land lease** is required for community docks located on navigable waterways. Annual rent per moorage is 5% of the average moorage rate charged at nearby marinas. Additional rent may be required for other encroachments. Lessees are required to carry \$1 million general liability insurance. If the lessee is a business, registration with the Idaho Secretary of State is required.

Community Dock Requirements

- Littoral property must have at least 50 feet of shoreline.
- No part of the dock may exceed 10 feet in width.
- Total decking square footage may not exceed the product of the length of the shoreline in lineal feet multiplied by seven. (e.g. 100' shoreline x 7 = 700 total square feet).

However, IDL may limit the size at its discretion.

- Docks should protrude at a right angle to the general shoreline.
- Docks may not be located closer than 25 feet from adjacent littoral right lines, unless written consent from the adjacent littoral owner is obtained.
- Docks must be designed and installed to withstand normally anticipated weather conditions.
- Beaded foam is discouraged, but if used, must be completely encased and resistant to the entry of rodents.



Covered Slip Requirements

- May not have a temporary or permanent residential area.
- Colors should blend with the natural surroundings.
- May not be supported by extra piling.
- May not be constructed with a hard roof.
- Eaves may not extend beyond underlying dock.
- Fabric canopies with sides are discouraged, but if sides are to be installed, then:
 - Two feet of open space must be left between the bottom of the cover and the dock surface.
 - Canopy fabric must transmit at least 75% of natural light.



Boat and Jet Ski Requirements

- Community docks are allowed one boat lift or two jet ski lifts per moorage. Additional lifts will require that fifty percent (50%) of the footprint of the largest lifts be deducted from the allowable surface area.
- Boat lifts placed outside of a slip shall be oriented with the long axis parallel to the dock structure.

Conversion to a Commercial Marina

A permit is required to convert a community dock to a commercial marina and to convert a commercial marina to a community dock. Please contact IDL prior to submitting an application to discuss the plans.

The difference between a community dock and a commercial marina is who uses the moorages. Facilities with at least 50% of moorages available to the public (for free or rent) may qualify as a commercial marina. Facilities with less than 50% of moorages available to the public are considered community docks.

Please see the Idaho Lake Protection Act Commercial Marina brochure for permitting requirements for commercial marinas.

Application Process

Permits are typically issued 2-4 months after an application is received.

1. Apply.

Applicant submits:

- Joint Application Form (The Joint Application Form is used by both IDL and the [United States Army Corp of Engineers](https://www.usace.army.mil/) (https://www.usace.army.mil/) (USACE). Depending on the nature of the work, a permit may be required from the USACE under the Rivers and Harbors Act or the Clean Water Act.)
- IDL Application Form
- Supporting documents (drawings, maps, etc.)
- \$2,075 application & newspaper publication fee

2. Review.

IDL reviews application and notifies applicant if additional information is needed.

3. Comments. IDL publishes a notice of the application in the local paper and provides notice of the application to adjacent landowners and other agencies seeking input as to the likely effect of the encroachment upon navigation, habitat, aquatic life, recreation, aesthetic beauty, or water quality. IDL will hold a public hearing, if requested. The purpose of the hearing is to gather the facts concerning the proposed encroachment and public testimony in support of, or in opposition to, the encroachment.

4. Issue Permit. If the proposed dock meets all relevant standards, IDL issues a permit.

5. Record Permit. Permittee records the permit with the county recorder's office.

6. Construction. Permittee constructs the dock.

7. File Report. Once the dock is built, the permittee submits a work completion report with IDL.

8. Inspection. IDL inspects the dock to verify compliance with the permit terms and standards.

Contact us

For more information, visit the [IDL Encroachments webpage](https://www.idl.idaho.gov/lakes-rivers/encroachments/). (https://www.idl.idaho.gov/lakes-rivers/encroachments/) Or scan the QR code.



From: [Sarah Roop](#)
To: [Amidy Fuson](#)
Subject: RE: Community Dock and Two Boat Garages on Spokane River L95S6193
Date: Thursday, December 18, 2025 1:20:07 PM
Attachments: [image001.png](#)

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

The development proposed under Idaho Department of Lands No. L95S6193 for community docks off of S. Millview Lane has been reviewed by Kootenai County Community Development under FDP25-0031, a public record which can be viewed in the County iMS database.

The result of the review is 'Approved with Conditions' with the following comments:

ANY WORK ABOVE THE ORDINARY HIGH WATER MARK MAY REQUIRE A PERMIT FROM KOOTENAI COUNTY, UNLESS OTHERWISE EXEMPT. IT IS OWNER'S RESPONSIBILITY TO OBTAIN SITE DISTURBANCE PERMIT.

ALL DEVELOPMENT MUST BE COMPLIANT WITH GENERAL AND SPECIFIC FLOOD STANDARDS:

8.7.203: GENERAL STANDARDS FOR FLOODPLAIN DEVELOPMENT:

- A. Building sites shall be reasonably safe from flooding.*
- B. All floodplain development, including new construction and substantial improvements to existing structures, shall be designed (or modified) and adequately anchored to prevent flotation, collapse or lateral movement of the structure.*
- C. All floodplain development, including new construction and substantial improvements to existing structures, shall be constructed with building materials and utility equipment that are resistant to flood damage. Below base flood elevation, materials must meet FEMA requirements for flood resistant materials. Information on flood resistant materials is outlined in FEMA publication FIA-TB-2.*
- D. All floodplain development, including new construction and substantial improvements to existing structures, shall use methods and practices that minimize or eliminate flood damages.*
- E. New and replacement electrical, heating, ventilation, plumbing, air conditioning equipment, above ground storage tanks and other service facilities shall not be located below the base flood elevation.*

8.7.204: SPECIFIC FLOODPLAIN DEVELOPMENT STANDARDS:

H. Placement of Fill in Special Flood Hazard Areas.

- 1. Fill must be placed and compacted in accordance with the requirements of the International Building Code and of Article 7.1 of this chapter. Such fill must be compacted for at least fifteen feet (15') beyond the limits of any structure placed on it; and*
- 2. After placement and compaction, fill must be protected from erosion and scour by rip rap or sod forming grass or equivalent vegetation.*
- 3. Compensatory Storage Required for Fill.*
 - a. Fill within the special flood hazard area shall result in no net loss of natural floodplain storage. The volume of the loss of floodwater storage due to filling in the special flood hazard area shall be offset by providing an equal volume of flood storage by excavation or other compensatory measures at or adjacent to the development site.*

Please feel free to reach out to me with any questions.

Thank you,

SARAH ROOP
PLANNER II

Kootenai County | Community Development
451 N Government Way • P.O. Box 9000
Coeur d'Alene, Idaho 83816-9000
Phone: 208-755-2558 | sroop@kcgov.us

Online Permitting <https://ims.kcgov.us/ims>
KC Web Map: <https://gis.kcgov.us/app/kcearth/>

*SUBMITTALS FOR PERMITS, OR ANY PERMIT ATTACHMENTS MUST BE MADE THROUGH IMS (LINK ABOVE)

From: Amidy Fuson <AFuson@idl.idaho.gov>

Sent: Thursday, December 4, 2025 6:22 AM

To: Aaron Golart <Aaron.Golart@idwr.idaho.gov>; Bob Steed <Robert.Steed@deq.idaho.gov>; Chace Bell <Chace.Bell@idwr.idaho.gov>; D1Permits <D1Permits@itd.idaho.gov>; Emily Barnes <Emily.Barnes@idwr.idaho.gov>; Eric <eric@lakeshighwaydistrict.com>; Eugene Ausher <Eugene.Aushev@avistacorp.com>; General Army Corp <CENWW-RD-CDA@usace.army.mil>; Information <northerninfo@idwr.idaho.gov>; Jason Brown <jbrown@cdatribe-nsn.gov>; Jason Kimberling <Jason.Kimberling@itd.idaho.gov>; Jason Peppin <jpeppin@phd1.idaho.gov>; Jennifer Roman <Jennifer.Roman@ISDA.IDAHO.GOV>; Jeremey Varley <Jeremey.Varley@isda.idaho.gov>; Marvin Fenn <Marvin.Fenn@itd.idaho.gov>; Mary Rehnborg <MRehnborg@phd1.idaho.gov>; Merritt <merritt.horsmon@idfg.idaho.gov>; Nic Zurfluh <Nicholas.Zurfluh@ISDA.IDAHO.GOV>; Nick Snyder <nsnyder@kcgov.us>; Rebecca Stevens <rstevens@cdatribe-nsn.gov>; Sarah Roop <sroop@kcgov.us>; Ryan Miller <rmiller@kcgov.us>; Shelley Austin <shelley@kealliance.org>; Stacy Simkins <Stacy.Simkins@itd.idaho.gov>; Symone Legg <Symone.Legg@itd.idaho.gov>; Tammy Alleman <Tammy.Alleman@idwr.idaho.gov>

Subject: Community Dock and Two Boat Garages on Spokane River L95S6193

Morning,

Please review the attached application for a community dock system with two boat garages on the Spokane River. Have all comments in by January 8, 2026.

Thanks,



Amidy Fuson

Lands Resource Specialist, Sr.

Navigable Waters

Monday through Thursday

Idaho Department of Lands

3258 Industrial Loop, Coeur D Alene, ID 83815

Office: (208) 769-1577

Email: afuson@idl.idaho.gov

<https://www.idl.idaho.gov>

From: [Horsmon, Merritt](#)
To: [Amidy Fuson](#)
Subject: RE: Community Dock and Two Boat Garages on Spokane River L95S6193
Date: Tuesday, December 16, 2025 4:28:51 PM
Attachments: [image002.png](#)
[image003.png](#)

Hi Amidy,

The Idaho Department of Fish and Game does not have any comments to submit for this application.

Thank you for the opportunity to review and comment,

Merritt Horsmon

Regional Technical Assistance Manager
Panhandle Region
2885 W. Kathleen Ave.
Coeur d'Alene, ID 83815
208.769.1414 office
208.251.4509 mobile
merritt.horsmon@idfg.idaho.gov



From: Amidy Fuson <AFuson@idl.idaho.gov>
Sent: Thursday, December 04, 2025 6:22 AM
To: Golart, Aaron <Aaron.Golart@idwr.idaho.gov>; Robert Steed <Robert.Steed@deq.idaho.gov>; Bell, Chace <Chace.Bell@idwr.idaho.gov>; D1Permits <D1Permits@itd.idaho.gov>; Barnes, Emily <Emily.Barnes@idwr.idaho.gov>; Eric <eric@lakeshighwaydistrict.com>; Eugene Ausher <Eugene.Aushev@avistacorp.com>; General Army Corp <CENWW-RD-CDA@usace.army.mil>; Northern Info <northerninfo@idwr.idaho.gov>; Jason Brown <jbrown@cdatribe-nsn.gov>; Jason Kimberling <Jason.Kimberling@itd.idaho.gov>; Jason Peppin <jpeppin@phd1.idaho.gov>; Jennifer Roman <Jennifer.Roman@ISDA.IDAHO.GOV>; Jeremey Varley <Jeremey.Varley@isda.idaho.gov>; Marvin Fenn <Marvin.Fenn@itd.idaho.gov>; Mary Rehnborg <MRehnborg@phd1.idaho.gov>; Horsmon, Merritt <merritt.horsmon@idfg.idaho.gov>; Nicholas Zurfluh <Nicholas.Zurfluh@ISDA.IDAHO.GOV>; Nick Snyder (nsnyder@kcgov.us) <nsnyder@kcgov.us>; Rebecca Stevens <rstevens@cdatribe-nsn.gov>; Sarah Roop <sroop@kcgov.us>; Sgt. Ryan Miller <rmiller@kcgov.us>; Shelley Austin <shelley@kealliance.org>; Stacy Simkins <Stacy.Simkins@itd.idaho.gov>; Symone Legg <Symone.Legg@itd.idaho.gov>; Alleman, Tammy <Tammy.Alleman@idwr.idaho.gov>

Subject: Community Dock and Two Boat Garages on Spokane River L95S6193

Morning,

Please review the attached application for a community dock system with two boat garages on the Spokane River. Have all comments in by January 8, 2026.

Thanks,



Amidy Fuson

Lands Resource Specialist, Sr.

Navigable Waters

Monday through Thursday

Idaho Department of Lands

3258 Industrial Loop, Coeur D Alene, ID 83815

Office: (208) 769-1577

Email: afuson@idl.idaho.gov

<https://www.idl.idaho.gov>

From: [Amidy Fuson](#)
To: [Scott Hansen](#)
Subject: RE: Community Dock & Boat Garage Application L95S6193
Date: Thursday, January 08, 2026 11:13:00 AM
Attachments: [image001.png](#)

Good morning Scott,

I wanted to follow up to confirm that you received the email below regarding the requested updated materials.

While a specific deadline was not included previously, this matter is time-sensitive. The adjacent property owners (the Yanceys) have indicated concerns and may submit a formal objection, as today is the final day of the comment period. The Department's goal is to resolve these concerns, if possible, prior to referral to the hearing officer.

To allow the Department adequate time to review the materials and work toward a resolution that meets our rules, please provide the requested information no later than Monday, January 12, 2026.

If you have any questions regarding the requested items, please let me know.

Thank you for your prompt attention to this matter.

Thanks,



Amidy Fuson
Lands Resource Specialist, Sr.
Navigable Waters
Monday through Thursday
Idaho Department of Lands
3258 Industrial Loop, Coeur D Alene, ID 83815
Office: (208) 769-1577
Email: afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Amidy Fuson
Sent: Monday, December 22, 2025 10:36 AM
To: 'Scott Hansen' <scott@lanecomarine.com>
Subject: RE: Community Dock & Boat Garage Application L95S6193

Morning Scott,

Thank you for submitting the revised drawing. After further review of the application materials, the drawings provided, and the applicable IDAPA rules, we will need additional information and drawings prepared to scale in order to continue processing the application, particularly given the opposition that has been raised.

Please provide a scaled aerial photo or map clearly depicting the two littoral lines associated with the proposed community dock system. These littoral lines should be shown as follows:

- The westernmost littoral line on the Vedadi Family Trust property (this was never given and missed) ; and
- The easternmost littoral line on the Olinger property.

The drawing must be to scale and clearly show the ordinary high-water mark, the interaction of the proposed docks with the shoreline, the location of the littoral lines, and distances to neighboring encroachments.

For reference, IDAPA 20.03.04.010.34 defines littoral lines as:

“Lines that extend waterward of the intersection between the artificial or ordinary high-water mark and an upland ownership boundary to the line of navigation. Riparian or littoral right lines will generally be at right angles to the shoreline.”

Please depict both littoral lines using the ordinary high-water mark as the shoreline reference, extend the upland property lines to the ordinary high-water mark, and then project the littoral lines perpendicular to the shoreline.

One of the concerns raised during review, including by the Yanceys, is that the drawings submitted to date do not appear to be to scale. The drawings lack a scale bar, and several distances that are labeled identically appear inconsistent when compared visually. Please correct this by providing a properly scaled drawing or aerial image, as required by rule.

Additionally, it may be helpful to include a shoreline distance measurement from the shared Olinger–Yancey property line, as this area is the primary point of concern.

Typically, inspections rely on a neighboring dock or other fixed reference point to verify dock placement; however, no such reference exists at this location. Any supplemental measurements or reference features that demonstrate how the proposed 25-foot setback will be verified in the field would be beneficial.

Please submit the revised, scaled materials at your as soon as possible so we may give these to the Yancey for view and hopefully avoid a hearing.

Thanks,

|



Amidy Fuson
Lands Resource Specialist, Sr.
Navigable Waters
Monday through Thursday
Idaho Department of Lands
3258 Industrial Loop, Coeur D Alene, ID 83815
Office: (208) 769-1577
Email: afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Scott Hansen <scott@lanecomarine.com>
Sent: Thursday, December 18, 2025 12:05 PM
To: Amidy Fuson <AFuson@idl.idaho.gov>
Subject: Re: Community Dock & Boat Garage Application L95S6193

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

Hello Amidy,

Thanks for the email and phone call. I've attached the redraw showing the littoral line starting at the OHW not where the two properties come together.

For accuracy in placing the dock we will use the surveyed pins to triangulate a point to the OHW. From there we'll determine the littoral line as stated in the permit. This is calculated at about 75° off of the point to points of both Olinger and JYD's Littoral lines. It is our SOP to error to the 'safe' side of things. That being the case we don't want to adjust the set back any greater than 25' as it has the ability to mess with dock placement on this difficult shore line.

Thank you

Happy Holidays

Scott Hansen
lanecomarine.com
208.514.3900

Mailing address:

258 McGhee Rd
Sandpoint ID 83864

Physical address:
258 McGhee Rd
Kootenai ID 83840

On Dec 15, 2025, at 15:25, Amidy Fuson <AFuson@idl.idaho.gov> wrote:

Hi Scott,

Thank you for taking the time to speak with Mike and me today. As discussed, we met with the neighboring property owner to the southeast (JYD ID LLC). They expressed concerns regarding the location of the littoral line, the proposed 25-foot setback, and how the dock setback will be measured or verified in the field once construction is complete. The shared goal is to resolve these concerns and avoid the need for a hearing. We understand this is a unique site, and it may require some back-and-forth to reach a workable solution.

Mike and I believe it would be helpful to depict the shoreline representing the ordinary high-water mark, as this is where the littoral line originates. This could be shown using KCEarth or on the recorded plat map. From there, the littoral line should extend as close as possible at a right angle from the shoreline. Based on our review of historical Kootenai County information, we believe the ordinary high-water mark is located somewhere between Olinger's right-angle property line and the point where the two neighboring parcels meet, when tracing the actual shoreline.

We have also illustrated what the littoral line would look like using the chord method, based on the information currently shown. Additionally, it would be beneficial to include a measurable reference that can be verified in the field to ensure the dock is constructed in the correct location. For example, this could involve measuring along the shoreline from the shared property corner or pin. The neighbors also indicated they would be more comfortable with a setback greater than the minimum 25 feet, if feasible.

Thank you for working through these issues with us and for your efforts to help avoid a potential hearing.

This is tracing the

shoreline

method and was represented

<image002.png> <image003.png>

This is the cord

Both can be use as littoral lines, however tracing the shoreline might be a better represent correctly.

Thanks,

<image001.png>

Amidy Fuson
Lands Resource Specialist, Sr.
Navigable Waters
Monday through Thursday
Idaho Department of Lands
3258 Industrial Loop, Coeur D Alene, ID 83815
Office: (208) 769-1577
Email: afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Amidy Fuson
Sent: Thursday, December 04, 2025 6:32 AM
To: Scott Hansen <scott@lanecomarine.com>
Subject: RE: Community Dock & Boat Garage Application L95S6193

Thank you, Scott. The application is now complete, and I will begin processing it. I will keep you informed if any comments or additional information are received during the open comment period. If no comments are submitted, the permit is expected to be issued at the beginning of January.

Thanks,

<image001.png>

Amidy Fuson
Lands Resource Specialist, Sr.
Navigable Waters
Monday through Thursday
Idaho Department of Lands
3258 Industrial Loop, Coeur D Alene, ID 83815
Office: (208) 769-1577
Email: afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Scott Hansen <scott@lanecomarine.com>
Sent: Wednesday, December 03, 2025 1:19 PM
To: Amidy Fuson <AFuson@idl.idaho.gov>
Subject: Re: Community Dock & Boat Garage Application L95S6193

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Copy that.

Here are the updated papers.

Thank you

Scott Hansen
lanecomarine.com
208.514.3900

Mailing address:
258 McGhee Rd
Sandpoint ID 83864

Physical address:
258 McGhee Rd
Kootenai ID 83840

On Dec 3, 2025, at 11:46, Amidy Fuson <AFuson@idl.idaho.gov> wrote:

Hi Scott,

Thank you for obtaining the revoke request for the other permits. After reviewing the application, Mike Ahmer and I identified a couple of issues that will need to be corrected. First, regarding the shoreline frontage: we are not able to count the additional 51.63 feet on the Olinger property (AIN 348454), as this does not correlate with actual shoreline frontage but rather reflects the land cut-back or the manner in which other shoreline segments are represented. The total frontage should be recorded as

1,083.54 feet, which still supports the requested total community allocation of 6,964.5 square feet.

The second discrepancy concerns the Vedadi boat garage square footage. The calculation results in 686.28 square feet (18.06' × 38'), while the allowable area is 685.38 square feet. On page 16 of the application, it appears the width was miscalculated; the correct width should be 18.03 feet rather than 18.06 feet. Please revise this measurement and provide an updated drawing reflecting dimensions that meet the 685.38-square-foot allowance.

Once I receive the corrected materials, I will be able to issue the notices and proceed with processing the application.

Please let me know if you have any questions.

Thanks,

<image001.png>

Amidy Fuson
Lands Resource Specialist, Sr.
Navigable Waters
Monday through Thursday

Idaho Department of Lands
3258 Industrial Loop, Coeur D Alene, ID 83815
Office: (208) 769-1577
Email: afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Scott Hansen <scott@lanecomarine.com>

Sent: Wednesday, December 03, 2025 9:34 AM

To: Amidy Fuson <AFuson@idl.idaho.gov>

Subject: Re: Community Dock & Boat Garage Application L95S6193

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

Hello Amidy,

Here is the revocation letter that you asked for on the two parcels.

My customer is asking when the 30 day notice starts.

Thank you

Scott Hansen
lanecomarine.com
208.514.3900

Mailing address:
258 McGhee Rd
Sandpoint ID 83864

Physical address:
258 McGhee Rd
Kootenai ID 83840

On Nov 25, 2025, at 08:47, Amidy Fuson
<AFuson@idl.idaho.gov> wrote:



Amidy Fuson reacted to your message:

From: Scott Hansen <scott@lanecomarine.com>
Sent: Tuesday, November 25, 2025 4:26:13 PM
To: Amidy Fuson <AFuson@idl.idaho.gov>
Subject: Re: Community Dock & Boat Garage Application
L95S6193

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

I have a truck just show up that I have to unload can we do 9:30?

Scott Hansen
lanecomarine.com
208.514.3900

Mailing address:
258 McGhee Rd
Sandpoint ID 83864

Physical address:
258 McGhee Rd
Kootenai ID 83840

On Nov 24, 2025, at 15:53, Amidy Fuson
<AFuson@idl.idaho.gov> wrote:

Does tomorrow around 9 work for a call?

From: Scott Hansen
<scott@lanecomarine.com>
Sent: Monday, November 24, 2025 3:16 PM
To: Amidy Fuson <AFuson@idl.idaho.gov>
Subject: Re: Community Dock & Boat Garage
Application L95S6193

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

Hello Amidy,

Do you have a time that we can hop on a phone call to discuss this application?

Scott Hansen
lanecomarine.com
208.514.3900

Mailing address:
258 McGhee Rd
Sandpoint ID 83864

Physical address:
258 McGhee Rd
Kootenai ID 83840

On Nov 24, 2025, at 12:07,
Amidy Fuson
<AFuson@idl.idaho.gov>
wrote:

Hi Scott,

I would like to provide an updated summary regarding this application. I appreciate your cooperation and the additional documents you have submitted. The current deadline for this application is December 17, 2025. This deadline may be extended upon request, should additional time be needed.

As discussed, the following items are required to complete the application:

1. Community Dock – Participating Parties

a. In accordance with IDAPA 20.03.04.010.11, a community dock must involve more than two adjacent littoral property owners or littoral owners with a common area. This application proposes participation by more than two adjacent littoral property owners.

Please identify all parcels involved in the application. This should be documented by completing the first page of the Joint Application for Permits for each participating property owner.

2. Shoreline Length

Verification – Survey, Plat Map, or Deed

a. The survey provided does not show approval from Kootenai County Community Development. Please submit documentation from Community Development confirming approval of the four parcels included in this application.

b. The application lists a shoreline length of 1,135.17 feet. However, the survey does not show this length, and the Kootenai County website reflects a total frontage of 1,083.54 feet, which would allow 7,584.78 square feet of decking.

Please provide an explanation or documentation showing how the frontage length of 1,135.17 feet was determined.

3. Scaled Aerial Photo or Maps – Setbacks and Adjacent Encroachments

Please provide a drawing that includes the following:

i. The full layout of the proposed community dock, showing all dock components and the setbacks from the littoral lines for the two parcels forming the community. A Sample Drawing has been attached to show roughly what is needed.

ii. Distances to all neighboring encroachments, including those located across the river.

iii. The lengths of adjacent encroachments to demonstrate the line of navigation.

4. Boat Garages – LU300062 & LU300108

Thank you for confirming that both boat garages will be rebuilt and permitted at this location. The following items are required to complete the application for each structure:

i. LU300062 (Vedadi Property)

Structure: 24.33' x 28.17' x 11.58'; Master Float: 24.25' x 31.42'

Please provide drawings showing the length, width, and height of the structure, including the slip cut-out. An example drawing has been attached to illustrate the required level of detail. Additionally, please indicate whether the garage will be a floating or fixed-pier structure and describe how water levels interact with the structure. I also understand that the Vedadi applicant may not be able to obtain the required drawings and may wish to withdraw from this portion of the application. Please inform me if that becomes the case.

ii. LU300108 (Hamill Property)

Structure: 20.08' x 22' x 10.67'; No master float
The submitted drawings indicate a structure height of 11.5 feet, which exceeds the permitted height of 10.67 feet. Boat garages may not be expanded under IDAPA 20.03.04.015.05.b. Please provide a revised drawing that matches the dimensions authorized under the LU permit.

5. Revocation of Existing Single-Family Dock Permits

Two applicants currently hold individual dock permits that must be revoked in order to participate in the community dock system:

- Vedadi – Permit
L95S6117
- BWHQ LLC – Permit
L95S6116

Please provide written statements from both applicants requesting that these permits be revoked so they may be included in the community dock system. Please let me know if you have any questions regarding these requirements or if you need additional time to gather the

requested information. I am happy to assist as needed.

Thanks,

<image001.png>

Amidy Fuson
Lands Resource Specialist,
Sr.
Navigable Waters
Monday through Thursday
Idaho Department of Lands
3258 Industrial Loop, Coeur
D Alene, ID 83815
Office: (208) 769-1577
Email: afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Scott Hansen
<scott@lanecomarine.com>
Sent: Thursday, November 20,
2025 3:09 PM
To: Amidy Fuson
<AFuson@idl.idaho.gov>
Subject: Re: Community Dock &
Boat Garage Application L95S6193

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

Hello Amidy,

Yes, here is the table. I put it in PDF form so it works for ya.

I also have one of the boat
garages (Hamill) done so I
included it here as a separate
attachment.

Thank you

Happy Thanksgiving next
week.

Scott Hansen
lanecomarine.com
208.514.3900

Mailing address:
258 McGhee Rd
Sandpoint ID 83864

Physical address:
258 McGhee Rd
Kootenai ID 83840

On Nov 20, 2025,
at 10:45, Amidy
Fuson
<AFuson@idl.idaho.gov> wrote:

Morning Scott,

I was just getting
around to this
email and realized
that only the Survey
and Platt pdf
opened on this
email. The
Application
Table.numbers
wouldn't open,
would you mind

resending this that
one.

Thanks,

<image001.png>

Amidy Fuson
Lands Resource Specialist,
Sr.
Navigable Waters
Monday through Thursday
Idaho Department of Lands
3258 Industrial Loop, Coeur
D Alene, ID 83815
Office: (208) 769-1577
Email: afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Scott Hansen
<scott@lanecomarine.com>
Sent: Thursday,
November 13, 2025
4:10 PM
To: Amidy Fuson
<AFuson@idl.idaho.gov>
Subject: Community
Dock & Boat Garage
Application
L95S6193

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

Hello Amidy,

Here is the information I have ready thus far. I'll get back to you next week on the garages.

Stay warm and dry!

Scott Hansen
lanecomarine.com
208.514.3900

Mailing address:
258 McGhee Rd
Sandpoint ID
83864

Physical address:
258 McGhee Rd
Kootenai ID
83840

On
Nov 6,
2025,
at
07:25,
Amidy
Fuson
<AFuson@idaho.gov>
wrote:

Mornin

g
Scott,

We
can set
up a
meetin
g to go
over all
this
inform
ation if
you
would
like. I
am in a
meetin
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today
and
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Novem
ber 12,
next
week.
We
can do
a
phone,
zoom
or in
person
meetin
g on
the
12th if
that

would
work
for
you.

Let me
know
what
works
best
for
you.

Thanks

<image001.png>

Amidy Fuson
Lands Resource Specialist,
Sr.
Navigable Waters
Monday through Thursday
Idaho Department of Lands
3258 Industrial Loop, Coeur
d'Alene, ID 83815
Office: (208) 769-1577
Email: afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: S
cott
Hansen
<scott@lanec.com>

Sent:
Wedne
sday,
Novem
ber 05,

2025
10:44
AM
To: Amidy
Fuson
<AFuson@idl.idaho.gov>
Subject
: Fwd:
Incomplete
Community
Dock &
Boat
Garage
Application
L95S61
93

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact

Put your agency service desk with any concerns.

Hello
Amidy,

As I put this information together, I have a question about the boat garages.

Both of these garages are being rebuilt but neither of the two are design

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Scott
Hansen
laneco@marine.com
208.51
4.3900

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<AmidyFuson@idlibl.com>

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Amidy Fuson
Lands Resource Specialist,
Sr.
Navigable Waters
Monday through Thursday
Idaho Department of Lands
3258 Industrial Loop, Coeur
d'Alene, ID 83815
Office: (208) 769-1577
Email: afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

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From: [Mike Ahmer](#)
To: [Sally Yancey](#)
Cc: [Amidy Fuson](#)
Subject: RE: Encroachment L95S6193
Date: Wednesday, January 28, 2026 8:02:09 AM
Attachments: [image001.png](#)

Good Morning Sally,

To date we have not received a \$75 fee, an official objection, or a response to my email below. I failed to provide a deadline in my email below, and although Amidy had requested a deadline of February 9th (bottom of this thread), I will honor a 30-day comment period from my last email on January 16th. The deadline to submit the \$75 and request a Hearing, along with the normal submittal of public comments, will be **Monday February 16, 2026.**

-
Thank you,



Mike Ahmer
Resource Supervisor – Navigable Waters
Idaho Department of Lands
3258 Industrial Loop, Coeur d’Alene, ID 83815
Office: (208) 769-1577
Email: mahmer@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Mike Ahmer
Sent: Friday, January 16, 2026 9:29 AM
To: 'Sally Yancey' <yancey@yanceyfarm.com>
Cc: Amidy Fuson <AFuson@idl.idaho.gov>
Subject: RE: Encroachment L95S6193

Hello Sally,

Given the complexities of this project/shore and your concerns, using the chord method is the preferable way to calculate your littoral line for this project. “Generally perpendicular” is not going to cut it in this case. Please the attached drawing I created showing the chord method, the littoral right line and the exact angle for your mutual property line with Olinger.

Here is how I created the attachments:

I printed out the plat map for your area, then zoomed in so that it was bigger and easier to see, and then put it on a power point slide.

- I then reviewed aerial imagery to determine where the OHWM likely is for 3 locations and put a dot on the map: the far western parcel boundary of the community dock, your mutual line with Olinger, and then your eastern boundary.
- I then connected the 3 dots with 2 chords that created an angle. I used a protractor to measure the angle and came up with 157 degrees.
- I then divided that by 2 to come up with the angle of the littoral line based on the plat, which was 78.5 degrees.

To compare my calculations to the recently submitted application materials I did the following:

- I then measured the angle that is created from your mutual property line with Olinger and the littoral line, and I came up with 160 degrees using a protractor.
- I then printed out the latest zoomed in dock drawing provided by the Applicant's agent.
- I then measured the angle that is created from your mutual property line with Olinger and the littoral line, and I came up with 160 degrees using a protractor.

I have determined that the application materials accurately reflect the littoral line on your mutual property line with the Olingers. They have submitted a complete application that appears to meet all of our standards and requirements for a community dock.

We recently had a Public Hearing for some piling on the Spokane River for a commercial boat works company. The piling were already installed and this was an after-the-fact application following a neighbor complaint. The piling were supposed to be set back 25' due to the commercial/community buffer requirement, but were less than that and the neighbor objected and requested the Hearing. Based solely on my knowledge, experience, and using KC Earth, I created the littoral line for this project based on the chord method. Due to the angle of the littoral line, the closest piling to shore was closer to the littoral line than the outermost piling (due to the littoral line flaring out a bit). I calculated distances of 14.8' and 19.7' from each piling to the littoral line. Mike Hathaway from Welch Comer Engineering was hired to do a chord method analysis and came up with distances of 15.1' and 19.4'. Additionally, the Objector in this case was very experienced with CAD drawings and has a background and degree in Mechanical Engineering. He also created a chord method figure that was very similar to mine. Both gentlemen pointed out how impressive it was that I was able to simply use KC Earth and come up with basically the same numbers as they did with official engineering tools and backgrounds.

I say this not to toot my own horn, but to show that I have recent, credible experience in a Hearing regarding the chord method and littoral right lines.

We can put a term and condition in the permit that we need to have an on-site meeting prior to the installation, and I can be there to help identify the OHWM and measure the 25' from your property. However, there would need to be at least 2 property pins on site for your mutual property line so I can line it up and extend it to the OHWM.

If you are not satisfied with these results or this path forward, you have every right to submit \$75 and request a Public Hearing. The \$75 is required to cover the cost of advertising the Public Hearing in the paper and is required per IDAPA 20.03.04.030.04.b.

Please let me know if you still require a meeting.

Thank you,



Mike Ahmer
Resource Supervisor – Navigable Waters
Idaho Department of Lands
3258 Industrial Loop, Coeur d'Alene, ID 83815
Office: (208) 769-1577
Email: mahmer@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Sally Yancey <yancey@yanceyfarm.com>
Sent: Thursday, January 15, 2026 10:50 AM
To: Mike Ahmer <mahmer@idl.idaho.gov>
Cc: Amidy Fuson <AFuson@idl.idaho.gov>
Subject: Re: Encroachment L95S6193

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Thanks for the response Mike.

At one point you had suggested that all parties including your department be present for this install due to the discrepancies in the various drawing. I'd like to reiterate that request now. Is that a requirement for this build?

I would appreciate a meeting to go over the perpendicular littoral line. When I hold a

protractor to it, several feet are affected. It appears the way it is drawn puts the angle and dock further to my side. Applicant should be required to error to their own direction (as opposed to mine) if regular perpendicular/right angles aren't to be used. Otherwise, the angle of the dock (along with the start point of the dock) is into the 25' buffer and lacks proper set back from my property. This is also the consensus of the professionals I've consulted.

If your position is to let them build it, then we'll check against the rules I'm okay with that given:

- applicant is using right angles (right at 90 degrees or erring to Applicant side)
- the distances are measured/called out (such as property pin to OHWM) etc. so there's less discrepancy when measuring the final build.

If these things aren't called out in advance, my concern is there is no measurable way to determine proper placement.

Let me know what works for a meeting to discuss. Thanks for your help.

Sally Yancey

tel 509.488.7525

On Jan 15, 2026, at 6:58 AM, Mike Ahmer <mahmer@idl.idaho.gov> wrote:

Hello Sally,

There is no measurement I could give you to find the OHWM, without going out there myself. The OHWM is usually very obvious on our shorelines due to the PF dam. The summer pool water level leaves a mark on piling and rocks and the shore, it usually shows up as a black line that runs along the shoreline for where the OHWM actually is.

The littoral line for your mutual boundary with Olinger is determined by the overall general shoreline of the project, not just the small section of shoreline where your 2 properties meet (purple/green line). The littoral line will go out in a general perpendicular angle, and the dock will be built in a general perpendicular angle, thus still providing the 25-foot buffer. Unless they totally screw up and install the dock at an odd angle, to which, they would be required to remove the dock and re-

install it correctly.

Thank you,

<image002.png>

Mike Ahmer
Resource Supervisor – Navigable Waters
Idaho Department of Lands
3258 Industrial Loop, Coeur d'Alene, ID 83815
Office: (208) 769-1577
Email: mahmer@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Sally Yancey <yancey@yanceyfarm.com>
Sent: Monday, January 12, 2026 2:51 PM
To: Mike Ahmer <mahmer@idl.idaho.gov>
Cc: Amidy Fuson <AFuson@idl.idaho.gov>
Subject: RE: Encroachment L95S6193

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Thanks again Mike. See my questions below in Blue.

Sally Yancey

<image001.jpg> | **phone** | 509.488.7525
| **email** | yancey@yanceyfarm.com

From: Mike Ahmer <mahmer@idl.idaho.gov>
Sent: Monday, January 12, 2026 2:36 PM
To: Sally Yancey <yancey@yanceyfarm.com>
Cc: Amidy Fuson <AFuson@idl.idaho.gov>
Subject: RE: Encroachment L95S6193

We have our Program Manager from Boise in tomorrow and Wednesday for meetings. I will chat with her and get back to you on Thursday.

To find the measurable point to start, you would extend your property line down to the OHWM. Right now your corner ends up high and dry and not at the waters edge. So you need to extend your property line at the same angle it is all the way down to the OHWM. Then you would go west 25 feet where their pier dock should start. You would need at least 2 pins on the property line shared with the Olingers. That way you could line up your property line and extend it to the OHWM. **Where do I find the measurement to get from my property corner to the OHWM? How many feet is it from my property corner? It is used by Applicant on the map submitted but does not show the measurement from my property corner, nor the point on the line of the neighbor's property that juts out. It becomes important because the littoral line angle does not match the property line angle.**

There is no mention of 'right angle' in IDAPA, only perpendicular to shore. We try and get it to be as close as we can, but we have never measured to ensure that the dock is installed exactly at a 90-degree angle. Nor do we have a range of acceptable angles that still qualify as generally perpendicular. There was a case up in Priest Lake where the dock was installed at a funky angle, the adjacent neighbor complained post construction, the next aerial image clearly showed the dock was at funky angle, and the dock builder and home owner agreed to move the dock to be more perpendicular to shore. All worked out, everyone was (relatively) happy.

I am not sure how to respond to your question about the NE corner setback. As stated before, I have been doing this for 11+ years and have dealt with probably ~5,000 applications. It is extremely common for people to install docks with one side only providing the bare minimum setback. Yet somehow your question has never really come up or been an issue before for folks on the water. Docks are installed generally perpendicular to shore, and littoral lines are generally perpendicular to shore. Therefore, as long as the dock is the 10' or 25' from the property corner, there is likely to be a 10' or 25' buffer out into the water near the end of the dock. I think that dock builders generally know what they are doing, and even though most docks only provide the minimum buffer, they all get installed correctly somehow and its never really an issue. We see this play out numerous times where the dock is supposed to be 10' from the property corner, but its not even surveyed and there isn't even a pin in the ground. Somehow it all works out and we rarely have an issue. **If the angle of the littoral line isn't perpendicular to shore or even their purple/green line, then the NE corner of their dock appears it will over-shoot the littoral line (measured perpendicular from the OHWM line) and end up too far onto my property if this is a to-scale drawing.**

The littoral line is not something like a property/legal description that can be

plotted out and surveyed to get the exact location. It is somewhat of a fictitious make-believe line that extends out into the water, as an attempt to divvy up littoral areas so that waterfront owners can install a dock in front of their house while not impacting the neighbors. We can measure the docks after they are built to ensure they are the size specified in the application. Those are simple width and length measurements we can do on the dock with a measuring tape. Those dimensions are black and white. Littoral lines show up on an application without a legal description and without an exact compass bearing. They are shown on drawings as simple lines that extend out into the water at the same general angle as the dock.

If IDL received a call or email from you post construction alleging that the dock was installed incorrectly, I would go out there and measure the dock first. I would get the black and white measurements of the dock itself to confirm that the dock was built correctly. I would then walk the immediate shoreline and try and determine if the dock was extending out into the river at a general perpendicular angle. If the dock matched the drawing and it appeared that the dock was perpendicular to shore, I would likely determine that there was no violation.

Again, I will chat more about this with the Program Manager and get back to you on Wed or Thursday.

Thanks,

<image002.png>

Mike Ahmer
Resource Supervisor – Navigable Waters
Idaho Department of Lands
3258 Industrial Loop, Coeur d'Alene, ID 83815
Office: (208) 769-1577
Email: mahmer@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Sally Yancey <yancey@yanceyfarm.com>

Sent: Monday, January 12, 2026 1:59 PM

To: Mike Ahmer <mahmer@idl.idaho.gov>

Cc: Amidy Fuson <AFuson@idl.idaho.gov>

Subject: Re: Encroachment L95S6193

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Hi Mike,

Thanks for your response and feedback.

The 1/8/26 response from Amidy references a measurable start point for the OHWM/littoral line start point. I need assistance identifying this point on the submitted maps/drawings. I'm trying to find the measurable and enforceable point to start. It is not noted on the community dock submission. I don't see a noted distance from my property corner to measure out from, but Amidy's comments reference one.

Are you available for a meeting to show me?

I did not realize that a right angle means anything other than a 90 degree angle so thank you for clarifying - what is the range your office uses to calculate a perpendicular/right angle? Given that this depiction is not a right angle, what/how would I measure to ensure the northeast corner of the dock hasn't crossed the 25' setback from the littoral line?

Let me know when DOLands is available to discuss.

Thank you.

Sally Yancey

tel 509.488.7525

On Jan 12, 2026, at 1:18 PM, Mike Ahmer
<mahmer@idl.idaho.gov> wrote:

Hello Sally,

To answer some of your questions below: the littoral line begins at the Ordinary High-Water Mark (OHWM) and ends at the Line of

Navigability. This basically means the littoral line does not start until the water touches the shore (we don't start it on dry land and it has no authority over dry land), and it only goes out to the end of the permitted docks, it does not go out into the water in perpetuity. To measure once the dock is built, you would first need to extend your property line down to the OHWM, and then you would measure from the OHWM over to the proposed Olinger dock.

The red line is not exactly perpendicular as the shoreline is not perfect. IDAPA 20.03.04 does not say that littoral lines need to be exactly 90 degrees, it states they will 'generally be at right angles to the shoreline'. The intersection of the orange line and red line does not need to be an exact 90 degrees either, the purpose of the orange line was to show a distance across the community dock project.

To me, the orange line does a good of representing the overall angle of shoreline for the community dock project. When I look at it on the newly provided PDFs, as well as on KC Earth myself, I see that the red littoral line might actually need to flare out closer to your property to be closer to 90 degrees and a true right angle. If anything, the figure they recently submitted flares away your property and littoral area when I try and calculate the littoral line.

To me, with my 11+ years of experience and having processed and dealt with several thousand dock permit applications, I feel that this application appears to meet our rules and standards for community docks. They are not exceeding the 7:1 formula for community docks relating to overall size, they are not protruding out into the river farther than other adjacent docks, and it appears that they are providing a 25-foot buffer to both their western and eastern littoral right lines. It is extremely common for us to see applicants put their proposed docks right at the bare minimum setback or buffer line. Had the Olingers proposed a single-family dock, then only a 10-foot buffer would be required. But since it is a community dock, they need to provide a 25-foot buffer or setback. If I were to pull 100 random dock permits, I anticipate that 75 or more of them would only be providing the bare minimum setback (10' or 25') for their dock on at least one side. Also stated during our meeting, using compasses and the chord method is not preferred due to the complexities of using a compass in the field (depends on the day, what you are wearing, is your cell phone close, etc...) and the need for multiple property pins surveyed and installed. In this particular case, using the chord method would be virtually impossible, as I would have to stand at your mutual

property boundary with the Olingers and then be able to point the compass west to the far end of the project to where Amidy would be standing at the junction of the OHWM and property line. I would be trying to locate a point ~1,500 feet away covered/hidden by the meandering shoreline and the numerous points that jut out into the river. Amidy and I are not licensed surveyors, and professional surveys are not a requirement of a complete application; IDL could not require the Applicant perform a licensed survey to establish official littoral right lines. Finally, there does not appear to be anything out of the ordinary with this project or application or shoreline. I do not see any extreme or unusual circumstances surrounding this application.

If you have any additional questions, please feel free to call me. I will be at the office today until 2:45pm and then will be in meetings most of tomorrow and the 1st half of Wednesday.

Thanks,

<image002.png>

Mike Ahmer
Resource Supervisor – Navigable Waters
Idaho Department of Lands
3258 Industrial Loop, Coeur d'Alene, ID 83815
Office: (208) 769-1577
Email: mahmer@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Sally Yancey <yancey@yanceyfarm.com>

Sent: Monday, January 12, 2026 10:31 AM

To: Amidy Fuson <AFuson@idl.idaho.gov>

Cc: Justin Yancey <justin@yanceyfarm.com>

Subject: RE: Encroachment L95S6193

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Hi Amidy,

Hope you are well.

To follow up on my request for a call, one of the questions I have is where the littoral line begins? The comments below mention a property pin. This is confusing to me because the line starts after my property corner ends (the point where the purple & red lines intersect). Where would I measure from?

Also the Red Line taking off from the purple/green lines doesn't appear perpendicular to the green/purple line. The intersection on my side measures at 75 degrees (instead of 90 for a perpendicular point). The corner of the orange and red lines is also not 90 degrees.

Please take a look & let me know your thoughts. If it's best to have a call, that would be great. I appreciate your help.

Sally Yancey

<image001.jpg> | **phone** | 509.488.7525
| **email** | yancey@yanceyfarm.com

From: Sally Yancey
Sent: Thursday, January 8, 2026 2:41 PM
To: 'Amidy Fuson' <AFuson@idl.idaho.gov>
Cc: Justin Yancey <justin@yanceyfarm.com>
Subject: RE: Encroachment L95S6193

Hi Amidy,

Are you available for a phone call? I have a couple of questions about the new drawings.

My cell is 509-989-4358. Thanks.

Sally Yancey

| |

<image001.jpg> | **phone** | 509.488.7525
| **email** | yancey@yanceyfarm.com

From: Amidy Fuson <AFuson@idl.idaho.gov>
Sent: Thursday, January 8, 2026 2:15 PM
To: Sally Yancey <yancey@yanceyfarm.com>
Cc: Justin Yancey <justin@yanceyfarm.com>
Subject: RE: Encroachment L95S6193

Sally,

I am writing to provide an update on the community dock application.

The Department has received the revised drawings from the applicant's agent, which are attached to this email as **L95S6193 Revised Application Supplements**. These materials have been added to the full application file.

Mike and I have completed our review of the revised drawings and find that they meet the Department's requirements, including the "to scale" standard. The drawings prepared using KCearth include both an overall view and a close-up view with a scale bar. The revised plans clearly depict the dock setback at 25 feet from both your littoral line and the property pin. Based on these materials, there is a measurable and enforceable reference for construction that maintains the required setback from the littoral line.

As discussed during our meeting, the Department agrees with the littoral lines as shown in the revised drawings, and the setback requirement is therefore being met. Should the project proceed to construction, the applicant would be required to build the encroachment in accordance with these approved drawings.

With the submission of these revised materials, the application is now considered complete. The Department will provide a 30-day review and comment period, ending on **February 9, 2026**, for you and your husband to review the revised documents and determine whether you wish to submit a formal objection. While the full 30-day period is available, we would appreciate notification sooner if you are able to reach a decision, as timely resolution may help proceedings.

Please feel free to contact me if you have any questions or would like to discuss the revised materials further.

Thanks,

<image002.png>

Amidy Fuson
Lands Resource Specialist, Sr.
Navigable Waters
Monday through Thursday
Idaho Department of Lands
3258 Industrial Loop, Coeur D Alene, ID 83815
Office: (208) 769-1577
Email: afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Sally Yancey <yancey@yanceyfarm.com>

Sent: Thursday, January 08, 2026 12:19 PM

To: Amidy Fuson <AFuson@idl.idaho.gov>

Cc: Justin Yancey <justin@yanceyfarm.com>

Subject: Re: Encroachment L95S6193

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

Thanks for the update Amidy.

Sally Yancey

tel 509.488.7525

On Jan 8, 2026, at 11:23 AM, Amidy Fuson
<AFuson@idl.idaho.gov> wrote:

Good morning Sally,

I wanted to provide you with an update and assure you that this matter has not been overlooked. The Department has followed up with the applicant's agent regarding the updated drawings that were requested but have not yet been received. At this time, the application has been deemed incomplete due to the issues you raised, and the permit will not be issued until revised materials are submitted and reviewed. The Department has provided the contractor with a deadline of January 12, 2026, to submit the requested information. Please note that you will be notified should there be any changes to the status of the application or if additional action is required. If you have any questions or additional concerns, feel free to reach out.

Thanks,

<image002.png>

Amidy Fuson
Lands Resource Specialist, Sr.
Navigable Waters
Monday through Thursday
Idaho Department of Lands
3258 Industrial Loop, Coeur D Alene, ID
83815
Office: (208) 769-1577
Email: afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Sally Yancey <yancey@yanceyfarm.com>

Sent: Tuesday, December 30, 2025 10:10 AM

To: Amidy Fuson <AFuson@idl.idaho.gov>

Cc: Justin Yancey <justin@yanceyfarm.com>

Subject: RE: Encroachment L95S6193

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network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

Thank you.

Sally Yancey

<image001.jpg> | *phone* | 509.488.7525
| *email* | yancey@yanceyfarm.com

From: Amidy Fuson <AFuson@idl.idaho.gov>
Sent: Tuesday, December 30, 2025 8:30 AM
To: Sally Yancey <yancey@yanceyfarm.com>
Cc: Justin Yancey <justin@yanceyfarm.com>
Subject: RE: Encroachment L95S6193

Good morning Sally,

Thank you for following up.

Scott did provide an updated drawing (attached); however, it did not fully address the items we requested. Specifically, the drawing was not prepared to scale and did not clearly show the shoreline ordinary high-water mark that the proposed dock would follow. We have asked that a revised drawing be prepared showing the ordinary high-water mark along the shoreline, with the littoral line extending perpendicular to the shoreline, and that the drawing be to scale.

In addition, we requested that the shoreline distance from the base of the dock to the property line be clearly identified. This information will provide a measurable reference that can be verified in the field to ensure the dock is installed in the correct location. We are hopeful to receive a revised drawing and updated maps from Scott later this week. I will keep you informed as soon as we receive them.

Please feel free to reach out if you have any questions in the meantime.

Thanks,

<image002.png>

Amidy Fuson
Lands Resource Specialist, Sr.
Navigable Waters
Monday through Thursday
Idaho Department of Lands
3258 Industrial Loop, Coeur D Alene, ID
83815
Office: (208) 769-1577
Email: afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Sally Yancey <yancey@yanceyfarm.com>
Sent: Tuesday, December 30, 2025 7:38 AM
To: Amidy Fuson <AFuson@idl.idaho.gov>
Cc: Justin Yancey <justin@yanceyfarm.com>
Subject: Re: Encroachment L95S6193

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Good morning Amidy.

I'm following up to see if there is any additional detail or updates to the community dock application from our Millview neighbors. It sounded like they would revise/resubmit and a new drawing would be forthcoming. Please let me know. Thank you.

Sally Yancey

tel 509.488.7525

On Dec 11, 2025, at 7:40 AM, Sally Yancey <yancey@yanceyfarm.com> wrote:

How about Monday at 1 pm?
Thanks.

Sally Yancey

tel 509.488.7525

On Dec 11, 2025, at 7:29 AM, Amidy Fuson <AFuson@idl.idaho.gov> wrote:

Good morning, Sally,
I completely understand how confusing this can be. When I first started in this role, I was surprised by how many details waterfront owners need to navigate—it truly feels like it should be a class of its own.
I'd be happy to set up a time to talk and meet with you. My schedule next week is fairly open; I work Monday through Thursday from 6:00 a.m. to 4:00 p.m. Please let me know what day and time works best for you, and I'll add it to my calendar.

Thanks,

<image001.png>

Amidy Fuson
Lands Resource
Specialist, Sr.
Navigable Waters
Monday through
Thursday

Idaho Department of
Lands
3258 Industrial Loop,
Coeur D Alene, ID 83815
Office: (208) 769-1577
Email:
afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Sally Yancey
<yancey@yanceyfarm.com>
Sent: Wednesday, December 10,
2025 4:23 PM
To: Amidy Fuson
<AFuson@idl.idaho.gov>
Cc: Justin Yancey
<justin@yanceyfarm.com>
Subject: Re: Encroachment
L95S6193

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

Hi Amidy,

Thanks for reaching back out and for the map and explanation.

It appears the littoral line on the Dept of Lands depiction starts from a different point and angles less severely into our property. Obviously, the Dept of Lands depiction would be accurate - is that the positioning the neighbor is required to use (a change from their submission)? Do they have to set the points prior for approval/measuring?

I am not clear on what it would look like if I was present when the deck boards of the neighbor's dock are placed or clear on how to measure them from a given point or angle. Is this a burden the neighbor should bear or that Dept of Lands verifies?

I'm not clear on my responsibility to incur expenses and fees to verify that the neighbors' construction is in compliance. I'd appreciate any help or advice understanding this process.

Is it possible to meet to discuss?

Thank you.

Sally Yancey

tel 509.488.7525

On Dec 10, 2025,
at 3:51 PM, Amidy
Fuson
<AFuson@idl.idaho.gov> wrote:

Hi Sally,

Thank you for taking the time to speak with me yesterday. I understand that this process can feel overwhelming, especially when encountering it for the first time. I will do my best to explain everything clearly, and if you and your husband would prefer to review this in person, I would be happy to meet with you at the office.

Below is a summary of what was discussed with my supervisor and the contractor regarding the littoral line and how it is properly represented. As I mentioned on the phone, littoral lines are shared property lines that extend from the upland

boundary down to the ordinary high-water mark and then waterward at a perpendicular angle to the shoreline.

They do **not** mirror upland property lines, as defined in IDAPA

20.03.04.010.34. In your situation, the shared littoral line between your property and the Olingers' will angle slightly toward your property, similar to what is shown on the application and the illustrative lines I prepared after consulting with my supervisor.

<image002.png>

<image003.png>

I have also drawn in your opposite littoral line to show that you still retain your full littoral area; it is simply oriented at a different angle relative to your shoreline.

To reiterate, the applicants have confirmed that they will meet the required 25-foot setback from the shared littoral line. Because this line is mutually shared, you may request to

be present when installation of their encroachment begins to ensure everything is placed correctly.

I hope this explanation helps clarify the shared littoral line and how it applies to your property. If you would like to review the drawings or information more closely, please let me know and we can schedule a meeting here at the office.

Thanks,

<image004.png>

Amidy Fuson
Lands Resource
Specialist, Sr.
Navigable Waters
Monday through
Thursday
Idaho Department of
Lands
3258 Industrial Loop,
Coeur D Alene, ID 83815
Office: (208) 769-1577
Email:
afuson@idl.idaho.gov
<https://www.idl.idaho.gov>

From: Sally Yancey
<yancey@yanceyfar>

[m.com](#)>

Sent: Tuesday,
December 09, 2025
11:58 AM

To: Amidy Fuson
<AFuson@idl.idaho.gov>

Cc: Justin Yancey
<justin@yanceyfarm.com>

Subject:
Encroachment
L95S6193

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

Hello Ms. Fuson,

Are you available to meet regarding the Application for Encroachment L95S6193? We are property owners adjacent to the Ollinger lot & have some questions about the application & process. Please let me know your earliest convenience.

Thank you.

Sally Yancey

<image001.jpg>	<i>phone</i>	509.488.7525
	<i>email</i>	yancey@yanceyfarm.com

<L95S6193
Application.pdf>

**PEND OREILLE
SUPERVISORY AREA**
2550 Highway 2 West
Sandpoint, ID 83864
Phone (208) 263-5104



STATE BOARD OF LAND COMMISSIONERS
Brad Little, Governor
Phil McGrane, Secretary of State
Raúl R. Labrador, Attorney General
Brandon D Woolf, State Controller
Debbie Critchfield, Sup't of Public Instruction

March 9, 2026

The Coeur d'Alene Press
Attention: Legals
P.O. Box 7000
Coeur d'Alene, ID 83816

Re: Legal Notice of Public Hearing, L95S6193

Enclosed is a notice of application and public hearing. Please publish this as a legal advertisement for two consecutive weeks starting on the earliest date available.

Upon completion, please provide a tear sheet for the publication, an affidavit of publication, and statement of cost.

Thank you. Your help in this matter is greatly appreciated.

Sincerely,

/x/

Amidy Fuson - Lands Resource Specialist, Sr.
Navigable Waters

Enclosure

NOTICE OF APPLICATION AND PUBLIC HEARING

Pursuant to Section 58-104(9) and 58-1301, et seq., Idaho Code (The Lake Protection Act) and rules of the State Board of Land Commissioners, notice is hereby given that Vedadi Family Trust, BWHQ LLC, Alex & Whitney Hamill, Adam & Coral Olinger, has applied to build a community dock system with two boat garages on the Spokane River. Location: adjacent to Tax #27600, 27097, 27096, 27095, Coeur d'Alene in Section 10 Township 50 North, Range 04 West; B.M., in Kootenai County.

This announcement will serve as **Notice that a Public Hearing** will be held for this project. This Public Hearing will be conducted by the Office of Administrative Hearings to take testimony regarding the proposed project. A one day, in-person evidentiary hearing is scheduled for **Wednesday, April 8, 2026, beginning at 5:00 pm. At North Idaho College, 1000 W. Garden Ave., Coeur d'Alene, ID, 83814, in the Molstead (MOL) Library, Rm. 101 – Todd Lecture Hall**. A Zoom link will be available for remote viewing.

Written objections or comments regarding this project must be directed to navigablewaterways@idl.idaho.gov and be on file with the Idaho Department of Lands by the end of the hearing. Specific information regarding this application, including the Zoom link may be obtained via the website: <https://www.idl.idaho.gov/lakes-rivers/administrative-hearings/olinger-hamill-vedadi-dascalo/>

/s/
MIKE AHMER, COEUR D'ALENE
Idaho Department of Lands

Order Confirmation

<u>Ad Order Number</u> 0000047007	<u>Customer</u> IDAHO DEPARTMENT OF LANDS	<u>Payor Customer</u> IDAHO DEPARTMENT OF LANDS	<u>PO Number</u>
<u>Sales Rep</u> kpacker+cdahouse@ha...	<u>Customer Account</u> 6368	<u>Payor Account</u> 6368	<u>Ordered By</u> rlindstrom@cdapress.com
<u>Order Taker</u> rlindstrom@cdapress.com	<u>Customer Address</u> 3258 W. INDUSTRIAL LOOP COEUR D ALENE, ID 83815	<u>Payor Address</u> 3258 W. INDUSTRIAL LOOP COEUR D ALENE, ID 83815	<u>Customer Fax</u>
<u>Order Source</u>	<u>Customer Phone</u> 2087691577	<u>Payor Phone</u> 2087691577	<u>Special Pricing</u>

<u>Tear Sheets</u>	<u>Proofs</u>	<u>Affidavits</u>	<u>Blind Box</u>	<u>Promo Type</u>	<u>Materials</u>
0	0	1	0	0	0

Invoice Text
CDA#15959 NOA & PH - L95S6193

Ad Order Notes
Run dates March 11, 18, 2026

<u>Net Amount</u>	<u>Tax Amount</u>	<u>Total Amount</u>	<u>Payment Method</u>	<u>Payment Amount</u>	<u>Amount Due</u>
95.84	\$0.00	95.84	Invoice	\$0.00	95.84

<u>Ad Number</u>	<u>Ad Type</u>	<u>Ad Size</u>
0000047007	ID-Metro	1 x 6.996" (61 lines)

<u>Run Date</u>	<u>Product</u>	<u>Placement</u>	<u>Position</u>	<u>Rate</u>	<u>Cost</u>
03/11/2026	ID-COEUR D'ALENE PRE	LEGALS	Any	\$0.77	\$54.97
03/18/2026	ID-COEUR D'ALENE PRE	LEGALS	Any	\$0.67	\$40.87

**NOTICE OF APPLICATION
AND PUBLIC HEARING**

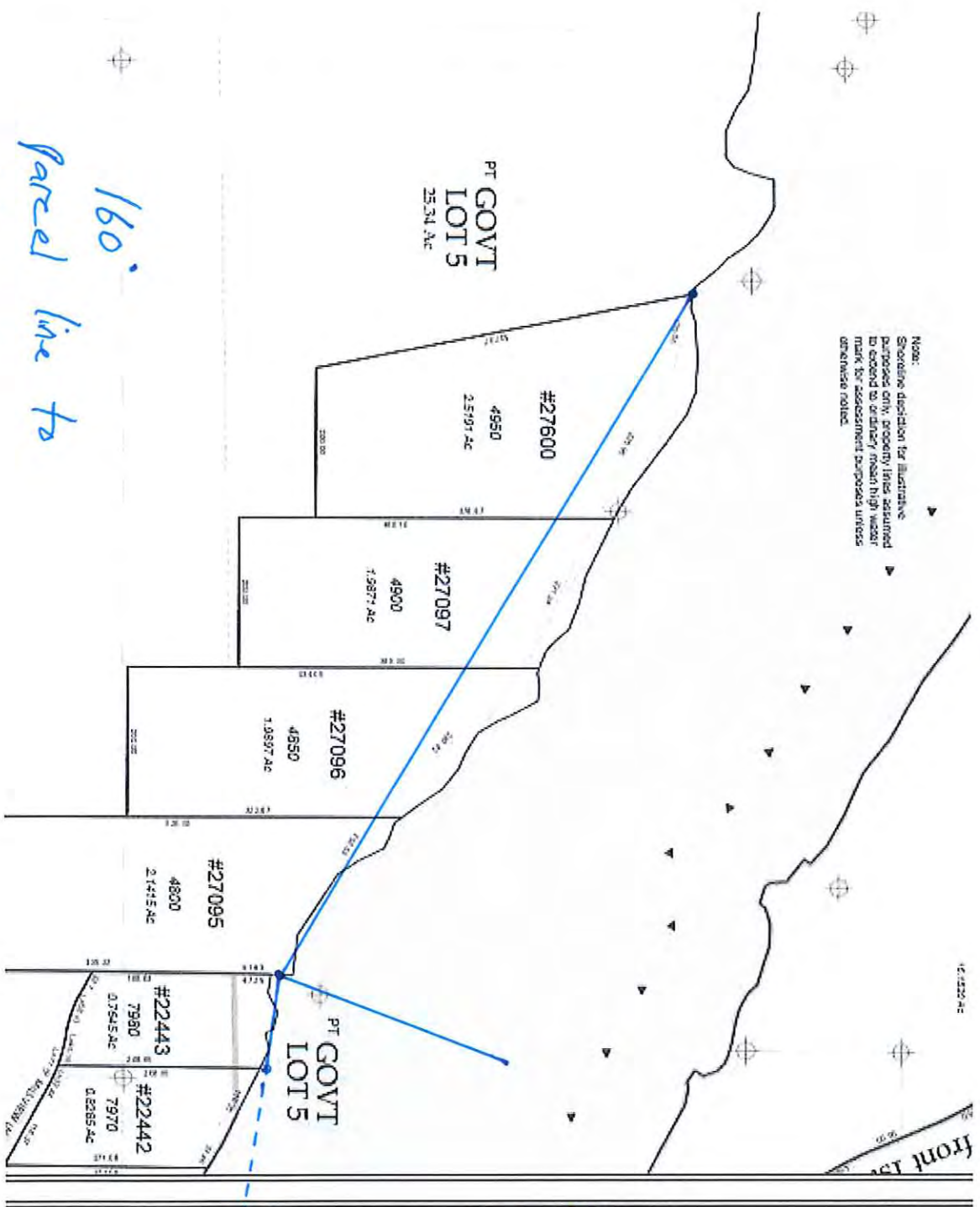
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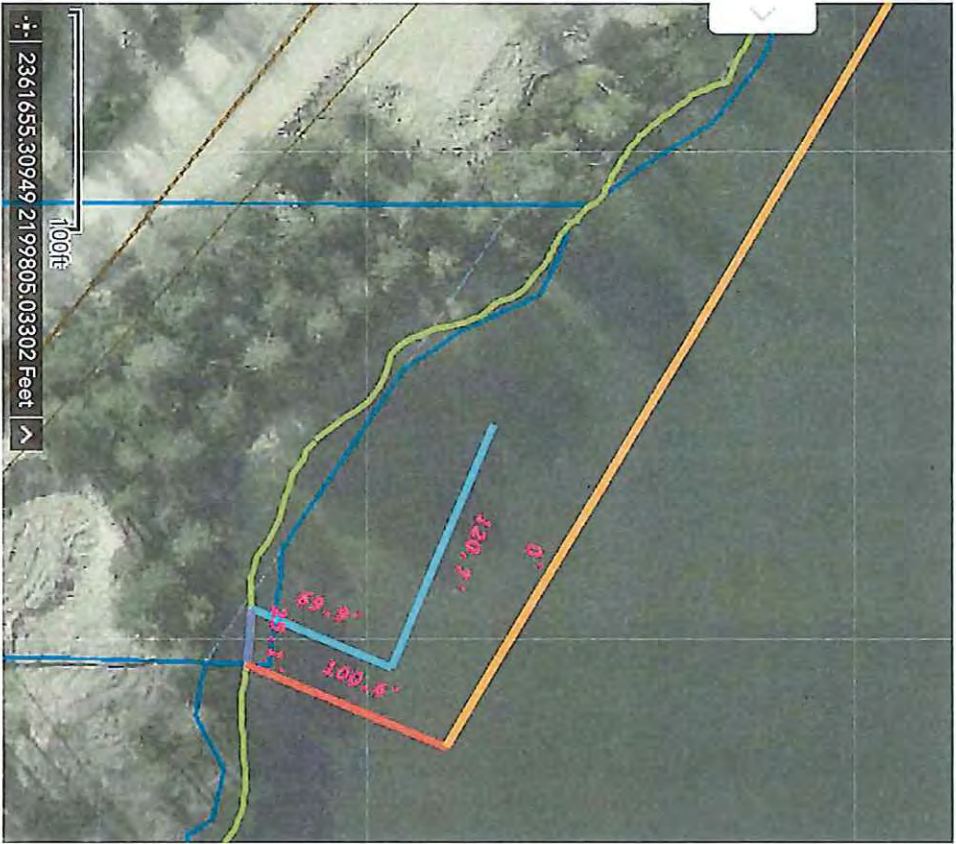
/s/
MIKE AHMER,
COEUR D'ALENE
Idaho Department of Lands
Legal#15959 AD#47007
March 11, 18, 2026

Note:
 Speculative decision for illustrative
 purposes only. Property lines assumed
 to extend to ordinary mean high water
 mark for assessment purposes unless
 otherwise noted.



160°
 Parcel line to
 littoral line

shoreline: 157°
 littoral: 78.5°



RECEIVED
 JAN 08 2026
 IDAHO DEPT. OF LANDS
 WILCOX SUPERVISORY AREA OFFICE

165'
 Blue parcel
 line to
 red littoral
 line