

\$75.00 #2139 06/11/2025

STATE OF IDAHO DEPARTMENT OF LANDS
ADJACENT NEIGHBOR ATTACHMENT FOR ENCROACHMENTNON-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.
4. Presumed Adverse Effect. It will be presumed, subject to rebuttal, that single-family and two-family navigational encroachments will have an adverse effect upon adjacent littoral rights if located closer than ten (10) feet from adjacent littoral right lines, and that commercial navigational encroachments, community docks or nonnavigational encroachments will have a like adverse effect upon adjacent littoral rights if located closer than twenty-five (25) feet to adjacent littoral right lines. Written consent of the adjacent littoral owner or owners will automatically rebut the presumption. All boat lifts and other structures attached to the encroachments are subject to the above presumptions of adverse affects.

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. RF (initial)

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

Date

6/3/25

Name

RANJOY FOLKINS

Address

4310 S. THIERMAN RD. / STUCKANE, WA - 99223

City

State

Zip

Phone Number

Email Address

509 926-9595 WK

RANJOY@ELJAYOIL.COM

509 991-6442 CELL



**STATE OF IDAHO DEPARTMENT OF LANDS
ADJACENT NEIGHBOR ATTACHMENT FOR ENCROACHMENT**

SINGLE- & TWO-FAMILY DOCK REQUIREMENTS AND SETBACKS

General requirements are as follows:

- 1) Docks are typically installed perpendicular to the general shoreline. Where it is not feasible to place docks at right angles to the general shoreline, IDL will work with the applicant to review and revise, if necessary, the applicant's proposed configuration and location of the dock and the dock's angle from shore.
- 2) Dock may not extend beyond the depth necessary for customary navigation nor beyond the established line of navigability.
- 3) Dock may not exceed 700 square feet for single-family docks or 1100 square feet for two-family docks in size, nor exceed 10 feet in width, excluding a slip cutout.
- 4) It will be presumed, subject to rebuttal, that single-family and two-family navigational encroachments will have an adverse effect upon adjacent littoral rights if located closer than ten (10) feet from adjacent littoral right lines. Written consent of the adjacent littoral owner(s) automatically rebuts the presumption. All boat lifts and other structures attached to the dock are subject to the above presumptions of adverse effects.

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 contested case 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 Contested Case Hearing** be set within 60 days of the application date 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. I UNDERSTAND THAT I AM REQUIRED TO SUBMIT MY CONTACT INFORMATION (NAME, PHONE NUMBER, EMAIL ADDRESS) IN ORDER TO SET A HEARING DATE. RF (initial)

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

6/3/25
Date

RANDY FALKINS
Name

4310 S. THIERMAN RD / SPOKANE, WA 99223
Address City State Zip

509 926-4545 WK RANDY@ELJAYOIL.COM
Phone Number Email Address

509 441-6442 CELL

June 4, 2025

Amidy Fuson

Idaho Department of Lands

3528 W Industrial Loop

Coeur d'Alene, Id 83815

Re: Application for Encroachment L95S6166

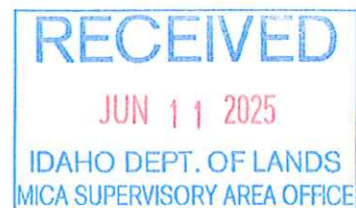
Dear Amidy,

Please let it be known that my wife Christy and I have owned and nurtured the neighboring property of this applicant for 31 years. We do hereby adamantly object to this proposed application for the following reasons in summary.

Aesthetic value – The boat garage in its proposed placement, would almost completely and entirely obstruct the view of the inner bay and the hillside behind it, from both our cabin and from our dock and waterfront view as well.

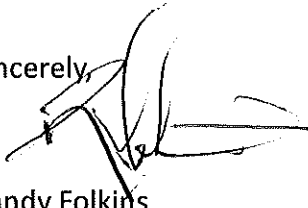
Also, this particular boat garage is obviously a time-worn, dilapidated eyesore that would be a disservice to any and all property owners in the bay, especially those within eyeshot of this structure.

Safety and encroachment – The access or boat entry door to this garage is located 25 feet from our property line. In reality, to pilot a 22 foot boat into this door would require a minimum of 40 feet to align and approach safely. This approach would require the boat to consistently enter our primary swimming and water recreation area and also be dangerously close to our dock as well.



Thank you for considering our point of view regarding this application. My wife and I heartily support the protection and preservation of beautiful Lake Coeur d'Alene. We strongly feel that the approval of this application would be devastating to the beauty of this lakes shoreline and waters and create a huge safety hazard very unnecessarily.

Sincerely,

A handwritten signature in black ink, appearing to read 'Randy Folkins', with a large, stylized flourish extending from the end of the name.

Randy Folkins

509 991-6442

randy@eljayoil.com