

From: [Participate](#)
To: [Suzanne Frick](#); [Abby Rivin](#)
Subject: FW: The Perry Building Preapplication Design Review Public Comment
Date: Tuesday, August 23, 2022 11:26:22 AM

Public comment.

LISA ENOURATO | CITY OF KETCHUM

Public Affairs & Administrative Services Manager

P.O. Box 2315 | 191 Fifth St. W. | Ketchum, ID 83340

o: 208.726.7803 | f: 208.726.7812

lenourato@ketchumidaho.org | www.ketchumidaho.org

From: Caleb Spangenberger <Caleb@williams-partners.com>
Sent: Tuesday, August 23, 2022 11:20 AM
To: Participate <participate@ketchumidaho.org>
Subject: The Perry Building Preapplication Design Review Public Comment

I would like to express my full support for the Perry Building.

The proposed design is an elegant solution that provides welcomed residential units to a City with a demonstrable shortage. It is my opinion that the building will be a great contribution to the fabric of the City. I encourage the Commission to advance the project to final Design Review.

Thank you,

Caleb Spangenberger AIA, NCARB

Partner

Williams Partners Architects, P.C.

120 Second Avenue, Suite 102

PO Box 4373

Ketchum, Idaho 83340

208.726.0020

www.williams-partners.com

From: [Participate](#)
To: [Suzanne Frick](#); [Abby Rivin](#)
Subject: FW: The Perry Building
Date: Tuesday, August 23, 2022 11:26:09 AM

Public comment.

LISA ENOURATO | CITY OF KETCHUM

Public Affairs & Administrative Services Manager

P.O. Box 2315 | 191 Fifth St. W. | Ketchum, ID 83340

o: 208.726.7803 | f: 208.726.7812

lenourato@ketchumidaho.org | www.ketchumidaho.org

From: Home <perrys@sunvalleynet.com>
Sent: Tuesday, August 23, 2022 11:06 AM
To: Participate <participate@ketchumidaho.org>
Cc: Broderick Smith <broderick@silentwater.com>
Subject: The Perry Building

Dear Commissioners,

Keith and Paula wanted to comment in person on the proposed development at Fourth Street and First Avenue, but Keith is scheduled to work tonight. As owner/operators of Perrys Restaurant for 37 years, the site has great sentimental value to us. We are also residents who live one block from the site.

As a member of the earlier Ketchum Housing Authority in the 1980's, Keith took part in making proposals to the then City Council, at that time to include small housing units in all the large buildings. Our proposals were rejected as not necessary or not legally enforceable.

The current proposal before you includes 5,000 square feet of workforce housing which as everyone knows now is a critical need. Keith, as a new member of the Blaine County Housing Authority, believes that no one project is going to solve or lessen the problem sufficiently. What we need is to attack this problem with multiple projects and different solutions. This project will help us reach our goals.

The project also includes multiple market rate units with a large range of sizes. Hopefully, this will allow some locals who have lived here and bought into real estate in prior years to be able to afford to buy units in this project.

As small business owners, we have observed others having difficulty finding a place to start businesses. The addition of significant retail space is also needed.

As close residents of the project, we like the look and design. To achieve our goals we need to allow density in the city core.

Lastly, we have worked for over a year with Broderick and Carson. Besides selling our building, we also gave up a long term lease. During all of our negotiations and agreements they were a pleasure

to work with. A lot of these were complicated arrangements and most were accomplished as verbal handshake deals. I can tell you that they were easy to work with and they are men of their word.

Both Carson and Broderick are living and raising families here and are great additions to our community.

Keith and Paula Perry

Keith and Paula Perry
Perry's Restaurant
PO Box 902
Ketchum, ID 83340
perrys@sunvalley.net

Hosted by weknowcomputers. <http://www.wkcsv.com>

From: [Participate](#)
To: [Suzanne Frick](#); [Abby Rivin](#)
Subject: FW: Letter of Support - The Perry
Date: Tuesday, August 23, 2022 11:24:24 AM

Public comment.

LISA ENOURATO | CITY OF KETCHUM

Public Affairs & Administrative Services Manager

P.O. Box 2315 | 191 Fifth St. W. | Ketchum, ID 83340

o: 208.726.7803 | f: 208.726.7812

lenourato@ketchumidaho.org | www.ketchumidaho.org

From: Tyler@johnsoncarr.com <tyler@johnsoncarr.com>

Sent: Tuesday, August 23, 2022 9:42 AM

To: Participate <participate@ketchumidaho.org>

Cc: Neil Bradshaw <NBradshaw@ketchumidaho.org>; Neil Morrow <nmorrow@ketchumidaho.org>; Tim Carter <tcarter@ketchumidaho.org>; Brenda Moczygemba <BMoczygemba@ketchumidaho.org>; Matthew Mead <mmead@ketchumidaho.org>; Spencer Cordovano External <scpowexplorer@gmail.com>

Subject: Letter of Support - The Perry

Hello,

As a resident in Ketchum, I am writing to support the proposed Perry mixed-use development based on the following important criteria:

- DESIGN: The project incorporates a thoughtful use of high-end materials that align with the Ketchum Community Design Guidelines – the project is well-designed and attractive while complementing the surrounding structures and existing neighborhood character.
- DESIGN: The project brings a very inviting, energizing streetscape design to Ketchum’s heritage corridor on 4th Street. The project will significantly strengthen the downtown pedestrian experience with a more walkable, enjoyable experience along 1st Ave north.
- DESIGN: The project utilizes carving, modulation, setbacks, and different material palettes to reduce the appearance of bulk and flatness.
- SUSTAINABILITY: The building strives to achieve the highest performance standards for energy and water conservation via NGBS Silver designation. Additionally, the project is being constructed utilizing a Cross Laminated Timber structure – according to Climate Trust, producing one ton of concrete emits nearly one ton of carbon dioxide into the atmosphere, while sustainable wood production (CLT) actually sequesters carbon.
- WORK FORCE HOUSING: The Perry provides over 5,000 SF of Work Force Housing for our downtown community. This is 30% of the residential units in the building. These units are located on the ground floor (not in a basement) and feature high ceilings, livable design, and over 70% of the units even have their own private decks.
- RETAIL: The project is delivering over 6,000 SF of retail fronting 4th Street and 1st Avenue

North. These 4 units vary in size and will provide additional opportunities for both new and expanding businesses to establish a presence in this flourishing 'arts district'.

- **PARKING:** The project is constructing a 30-stall underground parking garage, a very rare but much needed feature in downtown Ketchum.
- **MIDDLE MARKET HOUSING:** The addition of 23 diverse market rate housing units, which range in size from 650 SF up to 3,800 SF, will alleviate some of the unprecedented housing demand. Without this additional supply, this demand will continue to raise prices in the Valley.
- **DEVELOPERS:** Carson and Broderick (partners in Silent Water) are both local full time residents raising their families in the Ketchum Community.

I look forward to seeing this project come to fruition.

Regards,

Tyler

Tyler Carr

JOHNSON & CARR, INC

From: [Participate](#)
To: [Suzanne Frick](#); [Abby Rivin](#)
Subject: FW: The Perry Building Design Meeting
Date: Tuesday, August 23, 2022 11:24:11 AM

Public comment.

LISA ENOURATO | CITY OF KETCHUM

Public Affairs & Administrative Services Manager

P.O. Box 2315 | 191 Fifth St. W. | Ketchum, ID 83340

o: 208.726.7803 | f: 208.726.7812

lenourato@ketchumidaho.org | www.ketchumidaho.org

From: Greg Smith <Greg@urbanvisions.com>
Sent: Tuesday, August 23, 2022 9:07 AM
To: Participate <participate@ketchumidaho.org>
Cc: Neil Bradshaw <NBradshaw@ketchumidaho.org>; Tim Carter <tcarter@ketchumidaho.org>; Brenda Moczygemba <BMoczygemba@ketchumidaho.org>; Matthew Mead <mmead@ketchumidaho.org>; Spencer Cordovano External <scpowexplorer@gmail.com>; Neil Morrow <nmorrow@ketchumidaho.org>
Subject: The Perry Building Design Meeting

Dear Members:

We would like to offer my strong support for The Perry mixed-use development application proposed by Silent Water Real Estate. Carson Palmer and Broderick Smith are experienced real estate professionals, and notably local full time members of Ketchum with a deep respect and understanding of the Ketchum community. We have reviewed the Ketchum Community Design Guidelines as [outlined in the following document](#) – this project meets or exceeds the outlined guidelines and should be pushed forward as proposed.

The project will result in the much needed redevelopment of a ¼ block in downtown Ketchum, (much of which has sat vacant for decades, the other of which houses a pink dilapidated building) and provide 8 work force housing bedrooms, 6,000 SF of commercial space, and 23 additional market rate housing units to alleviate residential pricing pressure for wood river valley residents. We look forward to watching this project come to fruition.

Thank you.

Greg and Monica Smith
Homeowners
11 Eagle Creek Rd

From: [Participate](#)
To: [Suzanne Frick](#); [Abby Rivin](#)
Subject: FW: Support The Perry mixed use building
Date: Tuesday, August 23, 2022 11:22:32 AM

Public comment.

LISA ENOURATO | CITY OF KETCHUM

Public Affairs & Administrative Services Manager

P.O. Box 2315 | 191 Fifth St. W. | Ketchum, ID 83340

o: 208.726.7803 | f: 208.726.7812

lenourato@ketchumidaho.org | www.ketchumidaho.org

From: Jason Buck <jason@svassociates.com>
Sent: Monday, August 22, 2022 2:01 PM
To: Participate <participate@ketchumidaho.org>
Cc: Neil Bradshaw <NBradshaw@ketchumidaho.org>; Neil Morrow <nmorrow@ketchumidaho.org>; Tim Carter <tcarter@ketchumidaho.org>; Brenda Moczygemba <BMoczygemba@ketchumidaho.org>; Matthew Mead <mmead@ketchumidaho.org>; Spencer Cordovano External <scpowexplorer@gmail.com>
Subject: Support The Perry mixed use building

Hello,

I am a resident of Ketchum and would like you to please consider this email in support of the proposed Perry development in downtown Ketchum. The project incorporates a thoughtful use of high-end materials that align with the Ketchum Community Design Guidelines – the project is well-designed and attractive while complementing the surrounding structures and existing neighborhood character. The Perry project will also provide over 5,000 SF of Work Force Housing for our downtown community. This is 30% of the residential units in the building. These units are located on the ground floor (not in a basement) and feature high ceilings, livable design, and over 70% of the units have their own private decks.

Thank you.

Jason

TO: participate@Ketchumidaho.org

CC: nbradshaw@ketchumidaho.org

nmorrow@ketchumidaho.org

tcarter@ketchumidaho.org

bmoczygemba@ketchumidaho.org

mmead@ketchumidaho.org

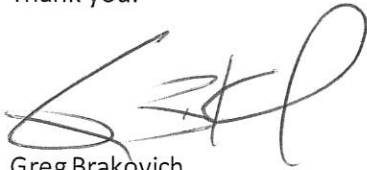
scpowexplorer@gmail.com

Dear Planning & Zoning Commission,

Please consider this letter of support for the proposed Perry development in downtown Ketchum. The building design compliments the City of Ketchum's desire for a vibrant livable community by providing a great mix of underground parking, ground floor commercial space, abundant HIGH QUALITY WORK FORCE HOUSING, and market rate residential units. I appreciate the materiality, and especially how the design is set back in certain areas to provide relief along 1st & 4th Avenue. Most importantly, this team is providing at least 5,000 SF of MUCH NEEDED WORK FORCE HOUSING IN THE DOWNTOWN KETCHUM CORE. I understand that these WFH units have high ceilings, and most of them also have private outdoor decks.

I have known the principals involved in this project for a long time and seen and discussed their vision. Carson & Broderick are local residents and are committed long term to this community.

Thank you.



Greg Brakovich

430 Wood River Dr.

Ketchum

From: [Participate](#)
To: [Suzanne Frick](#); [Abby Rivin](#)
Subject: FW: The Perry Mixed Use Building - Development Application Support
Date: Tuesday, August 23, 2022 11:21:55 AM

Public comment.

LISA ENOURATO | CITY OF KETCHUM

Public Affairs & Administrative Services Manager

P.O. Box 2315 | 191 Fifth St. W. | Ketchum, ID 83340

o: 208.726.7803 | f: 208.726.7812

lenourato@ketchumidaho.org | www.ketchumidaho.org

From: Bryan McNamara <Bryan@freestonebg.com>
Sent: Monday, August 22, 2022 11:38 AM
To: Participate <participate@ketchumidaho.org>
Cc: Neil Bradshaw <NBradshaw@ketchumidaho.org>; Neil Morrow <nmorrow@ketchumidaho.org>; Tim Carter <tcarter@ketchumidaho.org>; Brenda Moczygemba <BMoczygemba@ketchumidaho.org>; Matthew Mead <mmead@ketchumidaho.org>; Spencer Cordovano External <scpowexplorer@gmail.com>
Subject: The Perry Mixed Use Building - Development Application Support

Members of the City of Ketchum Planning and Zoning Commission:

I would like to offer my strong support for The Perry mixed-use development application proposed by Silent Water Real Estate. Carson Palmer and Broderick Smith are experienced real estate professionals, and notably local full time members of Ketchum with a deep respect and understanding of the Ketchum community. I have reviewed the Ketchum Community Design Guidelines as [outlined in the following document](#) – this project meets or exceeds the outlined guidelines and should be pushed forward as proposed.

The project will result in the much needed redevelopment of a ¾ block in downtown Ketchum, (much of which has sat vacant for decades, the other of which houses a pink dilapidated building) and provide 8 work force housing bedrooms, 6,000 SF of commercial space, and 23 additional market rate housing units to alleviate residential pricing pressure for wood river valley residents. I look forward to watching this project come to fruition.

Lastly, I feel this project is a perfect example of a responsible community core development that increases the number of diverse downtown residential units including prime commercial space to ensure the future vibrancy of Ketchum. I have extreme confidence in the development and design team for this project, this team has the highest level of diligence and execution abilities to provide Ketchum with another landmark building for our community needs.

Thank you for your time.

Sincerely,
Bryan

Bryan McNamara
Freestone Building Group
208-720-8711

From: [Participate](#)
To: [Suzanne Frick](#); [Abby Rivin](#)
Subject: FW: The Perry downtime Ketchum
Date: Tuesday, August 23, 2022 11:21:22 AM

Public comment.

LISA ENOURATO | CITY OF KETCHUM

Public Affairs & Administrative Services Manager

P.O. Box 2315 | 191 Fifth St. W. | Ketchum, ID 83340

o: 208.726.7803 | f: 208.726.7812

lenourato@ketchumidaho.org | www.ketchumidaho.org

From: Rick Miller <Rickm@roguevp.com>
Sent: Monday, August 22, 2022 8:49 AM
To: Participate <participate@ketchumidaho.org>
Cc: Neil Bradshaw <NBradshaw@ketchumidaho.org>; Neil Morrow <nmorrow@ketchumidaho.org>; Tim Carter <tcarter@ketchumidaho.org>; Brenda Moczygemba <BMoczygemba@ketchumidaho.org>; Matthew Mead <mmead@ketchumidaho.org>; Spencer Cordovano External <scpowexplorer@gmail.com>
Subject: The Perry downtime Ketchum

I would like to offer my strong support for The Perry mixed-use development application proposed by Silent Water Real Estate in downtown Ketchum.

My wife and I moved, and became full time residents of Ketchum two years ago with our two younger daughters. We consider it an honor to live in such a vibrant, friendly, active, and safe community.

I am in support of the planned Perry Building for the following reasons:

WORK FORCE HOUSING

There is an obvious need for affordable housing. Many of our valuable work force have been forced to live and commute from a considerable distance due to a lack of affordable local housing. The development team shares this concern. The Perry Building provides about 5,000 SF of much needed, well designed, work force housing in the downtown Ketchum core.

PARKING

The Perry Building includes much needed parking with a 30-stall underground parking garage; a relatively rare feature, from what I have observed, in downtown Ketchum.

MIDDLE MARKET HOUSING

The Perry Building, as currently designed, offers 23 diverse market rate housing units, which range in size from 650 SF up to 3,800 SF.

SUSTAINABILITY

The Perry Building is responsibly designed to achieve high performance standards for energy and water conservation, resulting in what I understand to qualify as an NGBS Silver designation.

DEVELOPERS

Last, I think it is important to support local developers. Like us, Carson and Broderick are local full time residents raising their families in the Ketchum Community.

For these reasons, and many more, I believe the The Perry Building is a great fit for our community. I hope you will join me in supporting this thoughtful, beautifully designed, much needed project. Thank you.

Rick Miller

From: [Participate](#)
To: [Suzanne Frick](#); [Abby Rivin](#)
Subject: FW: Planning & Zoning Agenda - SVED Comments on the Perry
Date: Tuesday, August 23, 2022 11:20:45 AM

Public comment.

LISA ENOURATO | CITY OF KETCHUM

Public Affairs & Administrative Services Manager

P.O. Box 2315 | 191 Fifth St. W. | Ketchum, ID 83340

o: 208.726.7803 | f: 208.726.7812

lenourato@ketchumidaho.org | www.ketchumidaho.org

From: Harry Griffith <harry@sunvalleyeconomy.org>
Sent: Sunday, August 21, 2022 4:36 PM
To: Participate <participate@ketchumidaho.org>
Subject: Planning & Zoning Agenda - SVED Comments on the Perry

SVED supports the proposed mixed-use building planned for 131 W 4th in Ketchum.

The applicant has consulted extensively with City staff about use mix, parcel consolidation, design and massing for the last 9 months. They have modified their initial architectural plans several times to accommodate Ketchum staff recommendations. The current development plans reflect an appropriate balance of ground floor retail, restaurant, affordable and market rate housing on challenging parcels.

SVED encourages expediting approval of this development to maximize fees to the city and adding to the tax role which can help towards funding implementation of the Ketchum Housing Plan.

Harry Griffith

Executive Director, Sun Valley Economic Development

www.SunValleyEconomy.org

To: participate@ketchumidaho.org

Cc: nbradshaw@ketchumidaho.org

nmorrow@ketchumidaho.org

tcarter@ketchumidaho.org

bmoczygemba@ketchumidaho.org

mmead@ketchumidaho.org

scpowexplorer@gmail.com

Dear Planning & Zoning Commission,

Please consider this letter of support for the proposed Perry development in downtown Ketchum. The building design compliments the City of Ketchum's desire for a vibrant livable community by providing a great mix of underground parking, ground floor commercial space, abundant high quality work force housing, and market rate residential units. I appreciate the materiality, and especially how the design is set back in certain areas to provide relief along 1st & 4th Avenue. Most importantly, this team is providing at least 5,000 SF of much needed work force housing in the downtown Ketchum core. I understand that these WFH units have high ceilings, as well as, private outdoor decks.

Carson & Broderick are local residents and are committed long term to this community. Based upon my understanding they will build a high quality property that would be a positive to our community.

Thank you,

A handwritten signature in blue ink, appearing to read 'PB', with a long horizontal flourish extending to the right.

Phil Belling

530 Wood River Dr.

Ketchum

From: [Participate](#)
To: [Suzanne Frick](#); [Abby Rivin](#)
Subject: FW: Support of The Perry project
Date: Tuesday, August 23, 2022 11:20:06 AM

Public comment.

LISA ENOURATO | CITY OF KETCHUM

Public Affairs & Administrative Services Manager

P.O. Box 2315 | 191 Fifth St. W. | Ketchum, ID 83340

o: 208.726.7803 | f: 208.726.7812

lenourato@ketchumidaho.org | www.ketchumidaho.org

From: thatcher marsted <tmarsted@yahoo.com>

Sent: Friday, August 19, 2022 4:36 PM

To: Participate <participate@ketchumidaho.org>; Spencer Cordovano External <scpowexplorer@gmail.com>; nbradshaw@ketchumidaho.com; Tim Carter <tcarter@ketchumidaho.org>; nmead@ketchumidaho.org; Brenda Moczygemba <BMoczygemba@ketchumidaho.org>; Neil Morrow <nmorrow@ketchumidaho.org>

Subject: Support of The Perry project

As a 22 year resident of the wood river valley, I am writing to support the proposed Perry mixed-use development. While I will miss my TBP special and Perry's lunches on Silver Creek guide trips, I support the project based on the following important criteria:

DESIGN: The project brings a very inviting, energizing streetscape design to Ketchum's heritage corridor on 4th Street. The project will significantly strengthen the downtown pedestrian experience with a more walkable, enjoyable experience along 1st Ave north. We are on the verge of creating a vibrant retail corridor along 4th avenue. Maude's has brought a great influx of pedestrians to the area and this project will continue the expansion of our downtown core.

SUSTAINABILITY: The building strives to achieve the highest performance standards for energy and water conservation via NGBS Silver designation. Additionally, the project is being constructed utilizing a Cross Laminated Timber structure – according to Climate Trust, producing one ton of concrete emits nearly one ton of carbon dioxide into the atmosphere, while sustainable wood production (CLT) actually sequesters carbon.

WORK FORCE HOUSING: The Perry provides over 5,000 SF of Work Force Housing for our downtown community. This is 30% of the residential units in the building.

These units are located on the ground floor (not in a basement) and feature high ceilings, livable design, and over 70% of the units even have their own private decks. We have seen many projects slide in the affordable housing units in the basement of projects. We can't expect all of the units to have decks, so 70% seems like a fair addition.

RETAIL: The project is delivering over 6,000 SF of retail fronting 4th Street and 1st Avenue North. These 4 units vary in size and will provide additional opportunities for both new and expanding businesses to establish a presence in this flourishing 'arts district'. Other businesses like Open Room and both galleries will benefit from the added businesses in this area.

PARKING: The project is constructing a 30-stall underground parking garage, a very rare but much needed feature in downtown Ketchum. Underground parking comes at a major expense to developers. This shows that Silent Water has good intentions and are not profit minded.

MIDDLE MARKET HOUSING: The addition of 23 diverse market rate housing units, which range in size from 650 SF up to 3,800 SF, will alleviate some of the unprecedented housing demand. Without this additional supply, this demand will continue to raise prices in the Valley.

DEVELOPERS: Carson and Broderick (partners in Silent Water) are both local full time residents raising their families in the Ketchum Community. These gentlemen are very involved in the community and have proven on the project that they want to do what's right for Ketchum. While they will obviously profit from their endeavors, they contribute to this community in many ways. Raising 3 kids in the valley requires one to buy goods at many local retailers in our area. These developers will keep their earnings local and pay it forward in dividends..

Thank you your time in reading my letter in support of The Perry.

Kind Regards,

Thatcher Marsted
540 Robin Hood Drive
Hailey, ID 83333

From: [Participate](#)
To: [Suzanne Frick](#); [Abby Rivin](#)
Subject: FW: Letter of support - The Perry downtown Ketchum
Date: Tuesday, August 23, 2022 11:18:56 AM

Public comment.

LISA ENOURATO | CITY OF KETCHUM

Public Affairs & Administrative Services Manager

P.O. Box 2315 | 191 Fifth St. W. | Ketchum, ID 83340

o: 208.726.7803 | f: 208.726.7812

lenourato@ketchumidaho.org | www.ketchumidaho.org

From: Frank Dulcich <FDulcich@pacificseafood.com>

Sent: Thursday, August 18, 2022 7:42 PM

To: Participate <participate@ketchumidaho.org>

Cc: Neil Bradshaw <NBradshaw@ketchumidaho.org>; Neil Morrow <nmorrow@ketchumidaho.org>; Tim Carter <tcarter@ketchumidaho.org>; Brenda Moczygemba <BMoczygemba@ketchumidaho.org>; Matthew Mead <mmead@ketchumidaho.org>; Spencer Cordovano External <scpowexplorer@gmail.com>

Subject: Letter of support - The Perry downtown Ketchum

As a resident in Ketchum, I am writing to support the proposed Perry mixed-use development based on the following important criteria:

- **DESIGN:** The project incorporates a thoughtful use of high-end materials that align with the Ketchum Community Design Guidelines – the project is well-designed and attractive while complementing the surrounding structures and existing neighborhood character.
- **DESIGN:** The project brings a very inviting, energizing streetscape design to Ketchum's heritage corridor on 4th Street. The project will significantly strengthen the downtown pedestrian experience with a more walkable, enjoyable experience along 1st Ave north.
- **DESIGN:** The project utilizes carving, modulation, setbacks, and different material palettes to reduce the appearance of bulk and flatness.
- **SUSTAINABILITY:** The building strives to achieve the highest performance standards for energy and water conservation via NGBS Silver designation. Additionally, the project is being constructed utilizing a Cross Laminated Timber structure – according to Climate Trust, producing one ton of concrete emits nearly one ton of carbon dioxide into the atmosphere, while sustainable wood production (CLT) actually sequesters carbon.
- **WORK FORCE HOUSING:** The Perry provides over 5,000 SF of Work Force Housing for our downtown community. This is 30% of the residential units in the building. These units are located on the ground floor (not in a basement) and feature high ceilings, livable design, and over 70% of the units even have their own private decks.
- **RETAIL:** The project is delivering over 6,000 SF of retail fronting 4th Street and 1st Avenue North. These 4 units vary in size and will provide additional opportunities for both new and expanding businesses to establish a presence in this flourishing 'arts district'.
- **PARKING:** The project is constructing a 30-stall underground parking garage, a very rare but

much needed feature in downtown Ketchum.

- MIDDLE MARKET HOUSING: The addition of 23 diverse market rate housing units, which range in size from 650 SF up to 3,800 SF, will alleviate some of the unprecedented housing demand. Without this additional supply, this demand will continue to raise prices in the Valley.
- DEVELOPERS: Carson and Broderick (partners in Silent Water) are both local full time residents raising their families in the Ketchum Community.

Sincerely,

Frank Dulcich