

Centennial Trail Gap

1 - Recommendation Meeting

May 27, 2020



From :
 Design Review Board
 Kathy Lang, Chair

 c/o Dean Gunderson, DRB Secretary
 Neighborhood & Planning Services
 808 W. Spokane Falls Blvd.
 Spokane, WA 99201

To :
 Louis Meuler, Interim Planning Director
 Tami Palmquist, Associate Planner

CC :
 Dan Buller, Engineering
 City of Spokane- Public Works

Based on review of the materials submitted by the applicant and discussion during the May 27, 2020 Recommendation Meeting the Design Review Board recommends the approval of the project subject to the following conditions:

1. The applicant shall engage with property owners that directly abut the proposed trail to discuss safety-related responsibilities and best management practices and landscape buffer planting options.

Please see the following Comprehensive Plan Goals and Policies: LU 1.1 Neighborhoods, LU 4.1 Land Use and Transportation, LU 4.4 Connections, LU 5.1 Built and Natural Environment, LU 5.2 Environmental Quality Enhancement, LU 6.1 Advance Siting, LU 6.2 Open Space, LU 6.9 Facility Compatibility with Neighborhood, TR Goal A: Promote a Sense of Place, TR Goal B: Provide Transportation Choices, TR Goal C: Accommodate Access to Daily Needs and Priority Destinations, TR Goal E: Respect Natural & Community Assets, TR Goal F: Enhance Public Health and Safety, TR 1 Transportation Network For All Users, TR 2 Transportation Supporting Land Use, TR 5 Active Transportation, TR 7 Neighborhood Access, TR 14 Traffic Calming, TR 20 Bicycle/Pedestrian Coordination, DP 1.2 New Development in Established Neighborhoods, DP 2.3 Design Standards for Public Projects and Structures, DP 2.6 Building and Site Design, DP 2.15 Urban Trees and Landscape Areas, NE 12.1 Street Trees, NE 13.1 Walkway and Bicycle Path System, NE 13.2 Walkway and Bicycle Path Design, N 2.1 Neighborhood Quality of Life, N 4.1 Neighborhood Traffic Impact, N 4.3 Traffic Patterns, N 4.5 Multimodal Transportation, N 4.6 Pedestrian and Bicycle Connections, N 5.3 Linkages, BMP 1 Bicycle Mode Share, BMP 2 Bikeways Completion, BMP 3 Convenient Bike Storage, BMP 4 Bicycling Education, and BMP 5 Fund/Implement Bike Master Plan.

Please see the following West Central Neighborhood Plan Action Item: Issue Rank #1 Transportation, Issue Rank #2 Parks, Recreation, & Open Space, Transportation Issue 1, Parks, Recreation & Open Space Issue 1, Parks, Recreation, & Open Space Issue 2, Parks, Recreation & Open Space Issue 3, and Social Needs Issue 3.

Please see the following Municipal Public Project Design Guidelines: A.1 General Site Design and Criteria, A.2 Circulation and Parking, A.3 Pedestrian Access & Amenities, C.1 General Landscape Design, D.1 Street Design, D.2 Utilities Design, and E.1 Public Spaces.

Please see the following Spokane Municipal Code Design Standards: SMC 17C.110.530 Street Trees, and SMC 17C.110.535.B.2 and 3 Curb Cut Limitations.

- 2. The applicant is encouraged to further develop the design of the proposed plaza at the NW corner intersection of West Point Road and Pettet Drive with regards to pedestrian experience and site elements that encourage use of the plaza, such as bicycle parking, artwork, and benches. The applicant is also encouraged to investigate opportunities to soften the edge of the plaza at the curb through landscaping.**

Please see the following Comprehensive Plan Goals and Policies: LU 1.1 Neighborhoods, LU 4.1 Land Use and Transportation, LU 4.4 Connections, LU 5.1 Built and Natural Environment, LU 5.2 Environmental Quality Enhancement, LU 6.1 Advance Siting, LU 6.2 Open Space, LU 6.9 Facility Compatibility with Neighborhood, TR Goal A: Promote a Sense of Place, TR Goal B: Provide Transportation Choices, TR Goal C: Accommodate Access to Daily Needs and Priority Destinations, TR Goal E: Respect Natural & Community Assets, TR Goal F: Enhance Public Health and Safety, TR 1 Transportation Network For All Users, TR 2 Transportation Supporting Land Use, TR 5 Active Transportation, TR 7 Neighborhood Access, TR 14 Traffic Calming, TR 20 Bicycle/Pedestrian Coordination, DP 1.2 New Development in Established Neighborhoods, DP 2.3 Design Standards for Public Projects and Structures, DP 2.6 Building and Site Design, DP 2.15 Urban Trees and Landscape Areas, NE 12.1 Street Trees, NE 13.1 Walkway and Bicycle Path System, NE 13.2 Walkway and Bicycle Path Design, N 2.1 Neighborhood Quality of Life, N 4.1 Neighborhood Traffic Impact, N 4.3 Traffic Patterns, N 4.5 Multimodal Transportation, N 4.6 Pedestrian and Bicycle Connections, N 5.3 Linkages, BMP 1 Bicycle Mode Share, BMP 2 Bikeways Completion, BMP 3 Convenient Bike Storage, BMP 4 Bicycling Education, and BMP 5 Fund/Implement Bike Master Plan.

Please see the following West Central Neighborhood Plan Action Item: Issue Rank #1 Transportation, Issue Rank #2 Parks, Recreation, & Open Space, Transportation Issue 1, Parks, Recreation & Open Space Issue 1, Parks, Recreation, & Open Space Issue 2, Parks, Recreation & Open Space Issue 3, and Social Needs Issue 3.

Please see the following Municipal Public Project Design Guidelines: A.1 General Site Design and Criteria, A.2 Circulation and Parking, A.3 Pedestrian Access & Amenities, B.4 Signage, B.5 Lighting, C.1 General Landscape Design, D.1 Street Design, D.2 Utilities Design, and E.1 Public Spaces.

Please see the following Spokane Municipal Code Design Standards: SMC 17C.110.520.B.1, 2, and 3 Lighting, SMC 17C.110.530 Street Trees, and SMC 17C.110.535.B.2 and 3 Curb Cut Limitations.

- 3. The applicant is encouraged to provide, and identify, locations for art installations or neighborhood identification elements at areas such as north-south street view termini and the proposed plazas.**

Please see the following Comprehensive Plan Goals and Policies: LU 1.1 Neighborhoods, LU 5.1 Built and Natural Environment, DP 1.2 New Development in Established Neighborhoods, DP 2.3 Design Standards for Public Projects and Structures, DP 2.6 Building and Site Design, and N 2.1 Neighborhood Quality of Life.

Please see the following West Central Neighborhood Plan Action Item: Issue Rank #2 Parks, Recreation, & Open Space, Parks, Recreation & Open Space Issue 1, Parks, Recreation, & Open Space Issue 2, Parks, Recreation & Open Space Issue 3, and Social Needs Issue 3.

Please see the following Municipal Public Project Design Guidelines: A.1 General Site Design and Criteria, B.4 Signage, B.5 Lighting, C.1 General Landscape Design, and E.1 Public Spaces.

Please see the following Spokane Municipal Code Design Standards: SMC 17C.110.520.B.1, 2, and 3 Lighting.

4. The applicant shall install consistent vehicular guardrail throughout the project site.

Please see the following Comprehensive Plan Goals and Policies: LU 1.1 Neighborhoods, LU 4.1 Land Use and Transportation, LU 4.4 Connections, LU 5.1 Built and Natural Environment, LU 5.2 Environmental Quality Enhancement, LU 6.1 Advance Siting, LU 6.2 Open Space, LU 6.9 Facility Compatibility with Neighborhood, TR Goal A: Promote a Sense of Place, TR Goal B: Provide Transportation Choices, TR Goal C: Accommodate Access to Daily Needs and Priority Destinations, TR Goal E: Respect Natural & Community Assets, TR Goal F: Enhance Public Health and Safety, TR 1 Transportation Network For All Users, TR 2 Transportation Supporting Land Use, TR 5 Active Transportation, TR 7 Neighborhood Access, TR 14 Traffic Calming, TR 20 Bicycle/Pedestrian Coordination, DP 1.2 New Development in Established Neighborhoods, DP 2.3 Design Standards for Public Projects and Structures, DP 2.6 Building and Site Design, N 2.1 Neighborhood Quality of Life, N 4.1 Neighborhood Traffic Impact, N 4.3 Traffic Patterns, and N 4.5 Multimodal Transportation.

Please see the following West Central Neighborhood Plan Action Item: Issue Rank #1 Transportation, Issue Rank #2 Parks, Recreation, & Open Space, Transportation Issue 1, Parks, Recreation & Open Space Issue 1, Parks, Recreation, & Open Space Issue 2, and Parks, Recreation & Open Space Issue 3.

Please see the following Municipal Public Project Design Guidelines: A.1 General Site Design and Criteria, A.2 Circulation and Parking, C.1 General Landscape Design, D.1 Street Design, and E.1 Public Spaces.

5. The applicant shall give strong consideration to tree type and placement for optimal visual acuity when exiting or entering driveways via vehicle. Obscuring of pedestrians or trail users is strongly discouraged.

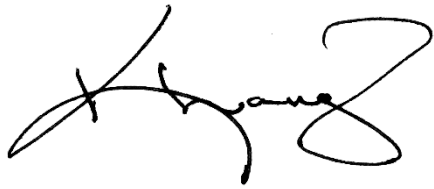
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Please see the following Municipal Public Project Design Guidelines: A.1 General Site Design and Criteria, C.1 General Landscape Design, D.1 Street Design, and E.1 Public Spaces.

Please see the following Spokane Municipal Code Design Standards: SMC 17C.110.530 Street Trees.

These recommendations were approved by a unanimous vote of the Design Review Board (7/0)

A handwritten signature in black ink, appearing to read 'Kathy Lang'. The signature is fluid and cursive, with a large initial 'K' and a stylized 'L'.

Kathy Lang, Chair, Design Review Board

Note: Supplementary information, audio tape and meeting summary are on file with City of Spokane Design Review Board.