

Shaffer, Katie

From: Eliason, Joelle
Sent: Tuesday, March 17, 2020 1:25 PM
To: Shaffer, Katie
Cc: Nilsson, Mike
Subject: B2003311SEPA - Boxcar Apts

Katie,

Please see below comments for B2003311SEPA

1. All Stormwater and surface drainage generated from re-development shall be disposed of onsite in accordance with recommendations of SMC 17D.060 Stormwater Facilities, the Spokane Regional Stormwater Manual, the City Design Standards, and the Project Engineer's recommendations for the re-development.
2. When redeveloped, all parking, loading, and maneuvering areas are to be hard surfaced.
3. Any new or modified driveway access locations must be reviewed and approved by Traffic Engineering prior to building permit issuance. Any unused driveway approaches need to be removed and replaced with City Standard curb and sidewalk.
4. All broken, heaved, or sunken sidewalk adjacent to this site shall be replaced to City Standard, whether existing or caused during site construction prior to the issuance of a Certificate of Occupancy. This can be addressed during the building permit review process.
5. *"The City shall collect impact fees, based on the schedules in SMC 17D.075.180, or an independent fee calculation provided for in SMC 17D.075.050, from any applicant seeking development approval from the City."*
6. Further comments regarding the design of access, sewer, water, stormwater, sidewalk, curb/gutter, etc., will be handled outside of this SEPA.

Thank you,
Joelle Eliason



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