

NOTICE OF SEPA APPLICATION

Optional DNS Process

Notice is hereby given that Ron Mackie, Architectural Ventures has filed a State Environmental Policy Act (SEPA) application for the property located at 4510 N Freya / B231655SEPA. This proposal is being reviewed under the State Environmental Policy Act (SEPA) and Spokane Municipal Code Section 17E.050. The City of Spokane has reviewed the proposed project for probable adverse environmental impacts and expects to issue a Determination of Nonsignificance (DNS). This determination is based on the following findings and conclusions:

The optional DNS process in Washington Administrative Code 197-11-355 is being used. **This may be your only opportunity to comment on the environmental impacts of this proposal.** It is anticipated that the proposal will include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared. A copy of the subsequent threshold determination may be obtained upon request.

Any person may submit comments on the proposed action or call for additional information at:

Development Services Center
Attn: **Admin Team**
808 West Spokane Falls Boulevard
Spokane, WA 99201-3343
Phone (509) **625-6300**

APPLICATION INFORMATION

City File Number: B231655SEPA

Applicant: Ron Mackie, Architectural Ventures

Street Address: 9802 E Mission Ave, Spokane WA 99206

Legal Description: A full legal description is available for review in the Development Services Center on the third floor of City Hall

Description of Proposal: 4510 N Freya, 35031.1016, 35031.1011, 35031.1015 SEPA 21,007sqft pre-engineered metal building. 18,207sqft warehouse area and a two-story 2,800sqft office/display area. Site area 1.38 acres. Existing building on west end to remain. Approx. 4,475sqft.

Mitigation Requirements:

1. The Spokane Tribe is requiring an Inadvertent Discovery Plan be implemented into the scope of work.

ONLY THE APPLICANT AND PERSONS SUBMITTING WRITTEN COMMENTS AND TESTIFYING MAY APPEAL THE DECISION OF APPROVAL OR DENIAL OF THIS APPLICATION.

Comment Period Information:

Any person may submit comments regarding this proposal. Comments will be considered on this application and any environmental issues, and any environmental documents related to the proposed action. All written comments will become a part of the record. **Comments are due by 5:00 p.m., December 5, 2023, and must be sent to ADMIN TEAM at the City of Spokane, Development**