PLANSPOKANE

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Notice of Availability of Final Environmental Impact Statement
City of Spokane Comprehensive Plan Periodic Update

Date of Issuance: October 26, 2026

Lead agency: City of Spokane, Department of Planning Services

Agency Contact: **Tirrell Black**, *Assistant Planning Director, Project Manager*, 509.625.6500
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Description of Proposal

Spokane is preparing a periodic update to the City's Comprehensive Plan for 20 years, from 2026 to 2046. The City's Comprehensive Plan was last updated in 2017. The Comprehensive Plan helps the City manage growth, provide housing and job opportunities, plan for services and infrastructure (e.g., streets, stormwater, parks), and more.

Each chapter of the plan, except for the Shorelines Chapter, will be updated to address new growth targets for population and jobs, and to meet changes to the Growth Management Act (GMA) since 2017 including considerations around Climate Planning and Planning for Housing at all income levels, and incorporate the community's vision for the next 20 years.

The Land Use Plan Map has been amended with the periodic update proposals to create more housing and job opportunities and respond to growth targets, community needs, transportation investments, and environmental conditions. Zoning and other development regulations will also be amended to implement the Land Use Plan Map. Critical Area regulations will be evaluated and updated in 2027, and recent state planning rules will be addressed.

The City prepared a Draft EIS in December 2025 (comment period December 18, 2025-March 5, 2026) to evaluate different growth patterns and policies. Alternative 1 "Stay the Course" is a required "no action" alternative that would maintain the current comprehensive plan and code. It was developed in prior years with different growth targets and different state expectations. This alternative includes "middle housing" changes adopted by the city in 2023. Alternative 2 "Distributed & Balanced" adds greater housing and job intensity along frequent transit routes and prioritizes a jobs/housing balance. Alternative 3 "Center City & Regional Hubs" focuses both jobs and housing growth in regional hubs and connections between

them, particularly Center City, West Plains, and Hillyard. The Final EIS also evaluates a Preferred Alternative that reflects public input and review by the Plan Commission and City Council. It blends features of all EIS alternatives – growth in major hubs like the Center City, mixed use and housing growth along bus rapid transit lines and corridors, and employment growth consistent with regional projections. The Final EIS also responds to comments on the Draft EIS.

The EIS considers the impacts of the alternatives towards a wide range of natural environment, land use, housing, economic development, transportation, public service, and utilities topics and identifies potential mitigation measures.

Location of Proposal

The Comprehensive Plan primarily addresses the Spokane city limits. Secondarily the plan addresses unincorporated urban growth areas and utility service areas abutting the city.

Proponent

City of Spokane

Document Availability

Final EIS: The Final EIS is posted on the City of Spokane website at of https://my.spokanecity.org/planspokane/eis/. The Final EIS is also available for review at Spokane City Hall: 808 W. Spokane Falls Blvd, Spokane, WA 99201.

Periodic Update: Draft chapters of the Comprehensive Plan are available at**:** https://my.spokanecity.org/planspokane/chapter-review/.

Responsible Official

Spencer Gardner, Director, Planning Services, City of Spokane, 808 W. Spokane Falls Blvd, Spokane, WA 99201, 509.625.6097, sgardner@spokanecity.org.

Signature: Date: 26/10/2026

Appeal: *Eligible agencies, individuals, and organizations may appeal the adequacy of the Final EIS pursuant to SMC 17E.050.210 by 3:00 p.m. on November 9, 2026. Appeals must be submitted on the form available at the Development Services Center, accompanied by specific factual objections and the appeal fee. Information on appeal procedures is available at the Development Services Center or from the Project Manager listed above.*

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Final Audit Report 2026-10-26

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