

**NOTICE OF APPLICATION AND PUBLIC HEARING FOR CONDITIONAL USE PERMIT
“Avista Westside Substation Expansion”
File No. Z16-383CUP3**

Notice is hereby given that Avista Corporation applied for a Conditional Use Permit on May 9th, 2016. This application was determined to be technically complete on May 25th, 2016. **There will be a public hearing on this proposal** before the City of Spokane Hearing Examiner on **Thursday July 7th, 2016 at 9:00 a.m.**, in the Council Briefing Center, Lower Level of City Hall, 808 W. Spokane Falls Boulevard, Spokane, WA. Any person may submit written comments on the proposal and/or appear at the public hearing.

For additional information contact City of Spokane Planning and Development at:

*Planning and Development Services
Attn: Ali Brast, Assistant Planner
808 West Spokane Falls Boulevard
Spokane, WA 99201-3329
Phone: (509) 625-6638
EMAIL: abrast@spokanecity.org*

APPLICATION INFORMATION:

Applicant Avista Corporation
Agent: Michelle Anderson
PO Box 3727 MSC-21
Spokane, WA 99220
Michelle.anderson@avistacorp.com

File Number: Z16-383CUP3

Public Comment Period: Written comments may be submitted on this application by **June 17th, 2016**. Written comments should be sent via mail or email to the Planning and Development address listed at the end of this document.

SEPA: This proposal is currently being reviewed under SEPA. The checklist is available for review and comments. The checklist can be found on our website at <https://my.spokanecity.org/projects/avista-westside-substation-expansion-conditional-use-permit/>.

Description of Proposal: Avista is proposing an expansion of an existing substation from 220,000 square feet to 415,000 square feet. The purpose of the expansion is to make room for new equipment that will increase capacity and reliability of the existing station. The substation uses an existing dirt driveway for access on the site, which the applicant is proposing to treat with Magnesium Chloride for dust abatement. The applicant is proposing an increase of driveway area near the building for maneuvering of vehicles. Work will also include the installation of a new security fence and some transmission pole relocations, which will require the removal of some trees.

This use is classified as a Basic Utility, which an expansion of a Basic Utility larger than 1,500 square feet in a Single-Family Zone requires a Type III Conditional Use Permit. There will be a Public Hearing in front of the City Hearing Examiner.

Location Description: The subject proposal is located at and around **7901 N Nine Mile Rd**, parcel# 26281.0024

Legal Description: The entire legal description can be obtained with the Planning and Development Department.

Current Zoning: RSF (Residential Single-Family)

Decision Making Process Once the applicant makes application to the City of Spokane for the review of the Shoreline Conditional Use Permit and the application is determined technically complete, a Notice of Application and Public Hearing will be posted on the property and mailed to all **property owners** and **taxpayers** of record, as shown by the most recent Spokane County Assessor's record, and **occupants** of addresses of property located within a four hundred foot radius of any portion of the boundary of the subject property, including any property that is contiguous and under the same or common ownership and control. This Notice of Application and Public Hearing will initiate a 15-day public comment period in which interested persons may submit written comments to the address of the City Staff. This notice will contain the date, time, and location of the public hearing. Once the public comment period has ended, staff will issue a Staff Report to the Hearing Examiner. Finally, a Public Hearing will be held in front of the City of Spokane Hearing Examiner. Written comments and oral testimony at the public hearing for this proposed action will be made part of the public record. **Only the applicant, persons submitting written comments, and persons testifying at a hearing may appeal the decision of the Hearing Examiner.**

Written comments should be mailed, delivered or emailed to:

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*To view more information including site plans for this project please go to
<https://my.spokanecity.org/projects/>*