

NOTICE OF APPLICATION

Bernard Pocket Residential Development Preliminary Short Plat File No. Z22-128PSP

Notice is hereby given that INW Properties, LLC applied for a Preliminary Short Plat on April 8, 2022. This application was determined to be technically complete Jun 22, 2022.

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

*Planning and Development Services
Attn: Melissa Owen, Assistant Planner
808 West Spokane Falls Boulevard
Spokane, WA 99201-3329
Phone: (509) 625-6063
EMAIL: mowen@spokanecity.org*

APPLICATION INFORMATION:

Applicant: INW Properties LLC, Daniel Austin
1804 W. Westover Ln.
Spokane, WA 99208

File Number: Z22-128PSP

Public Comment Period: Written comments may be submitted on this application by **July 15, 2022**. 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 categorically exempt from SEPA, per 17E.050.080.

Location Description: The proposal is located at 330 W 20th, parcel 35301.1911; SE ¼, NE ¼ SEC. 30, T. 25 N., R. 43 E., W.M.

Description of Proposal:

The applicant is proposing to subdivide one lot/parcel in the RSF zone into two parcels under the City's Pocket Residential Development code for the purpose of retaining one existing home and building one new home on a new vacant lot. Please note that the existing garage on the property will be required to be demolished via separate permit prior to approval of any final plat. The project is located at 330 W 20th, parcel 35301.1911 (9540 sq. ft.).

Legal Descriptions: SOUTH SIDE CABLE L11B19

Current Zoning: RSF (Residential Single-Family)

More Information:

<https://my.spokanecity.org/projects/bernard-residential-pocket-development-preliminary-short-plat/>

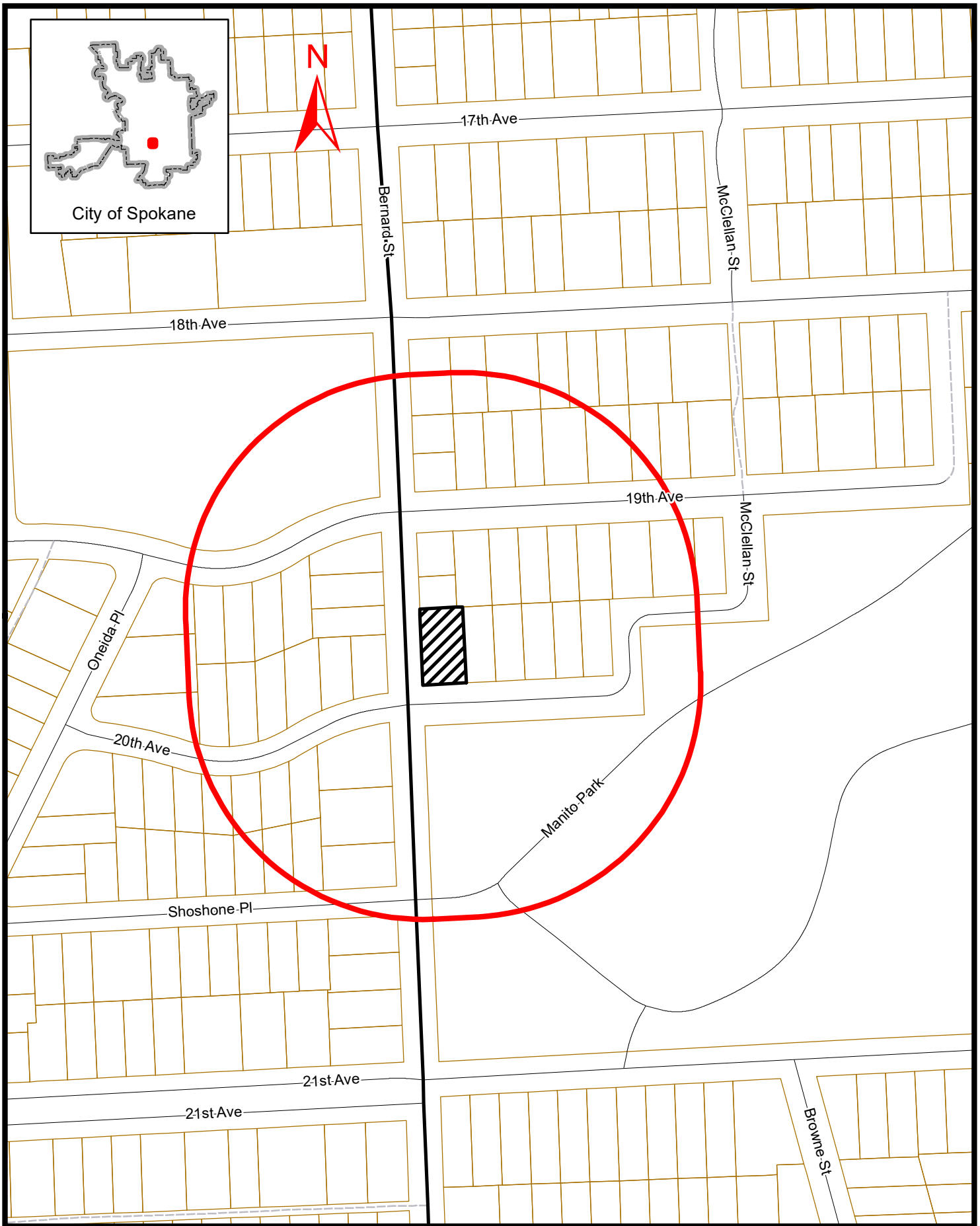
Public Notice Process: This Notice of Application will be posted on the property and mailed to property owners and residents within **four hundred feet** of the subject property. This Notice of Application will initiate a 15-day public comment period in which interested persons may submit written comments to the address of the City Staff, which appears at the beginning of this document. Once the public comment period has ended, staff will prepare a staff report and issue an appeal deadline.

Written comments should be mailed, delivered or emailed to:




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City of Spokane



Legend

-  Parcels
-  Project Site
-  Notification district

APPLICANT: Daniel Austin
PROPOSAL: Two-Lot Short Plat

Prepared by: AEB
 Date prepared: 4/14/22

30-25-43