

**NOTICE OF APPLICATION**  
**Double Eagle Preliminary Short Plat**  
**File No. Z21-129PSP**

Notice is hereby given that Double Eagle Properties, LLC applied for a Preliminary Short Plat on May 20, 2021. This application was determined to be technically complete September 1, 2021.

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/Agent:** Double Eagle Properties, LLC  
PO Box 2324  
Deer Park, WA 99006

**File Number:** Z21-129PSP

**Public Comment Period:** Written comments may be submitted on this application by **September 24, 2021**. 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 315 E. Francis Avenue (parcel 36293.0031; SE 1/4 S29-T26-R43).

**Description of Proposal:**

The applicant is proposing to subdivide one commercially zoned parcel (GC-70) into two parcels for the purpose of retaining a commercial building on one lot and creating a second vacant parcel for future development. The address for this proposal is 315 E Francis Avenue, parcel number 36293.0031, comprised of 132,201 sq. ft. of land (3.03 acres).

**Legal Descriptions:** SE ¼ Section 29, Township 26, Range 43 E.W.M. (The full legal description is available by request from the planning department)

**Current Zoning:** GC-70 (General Commercial)

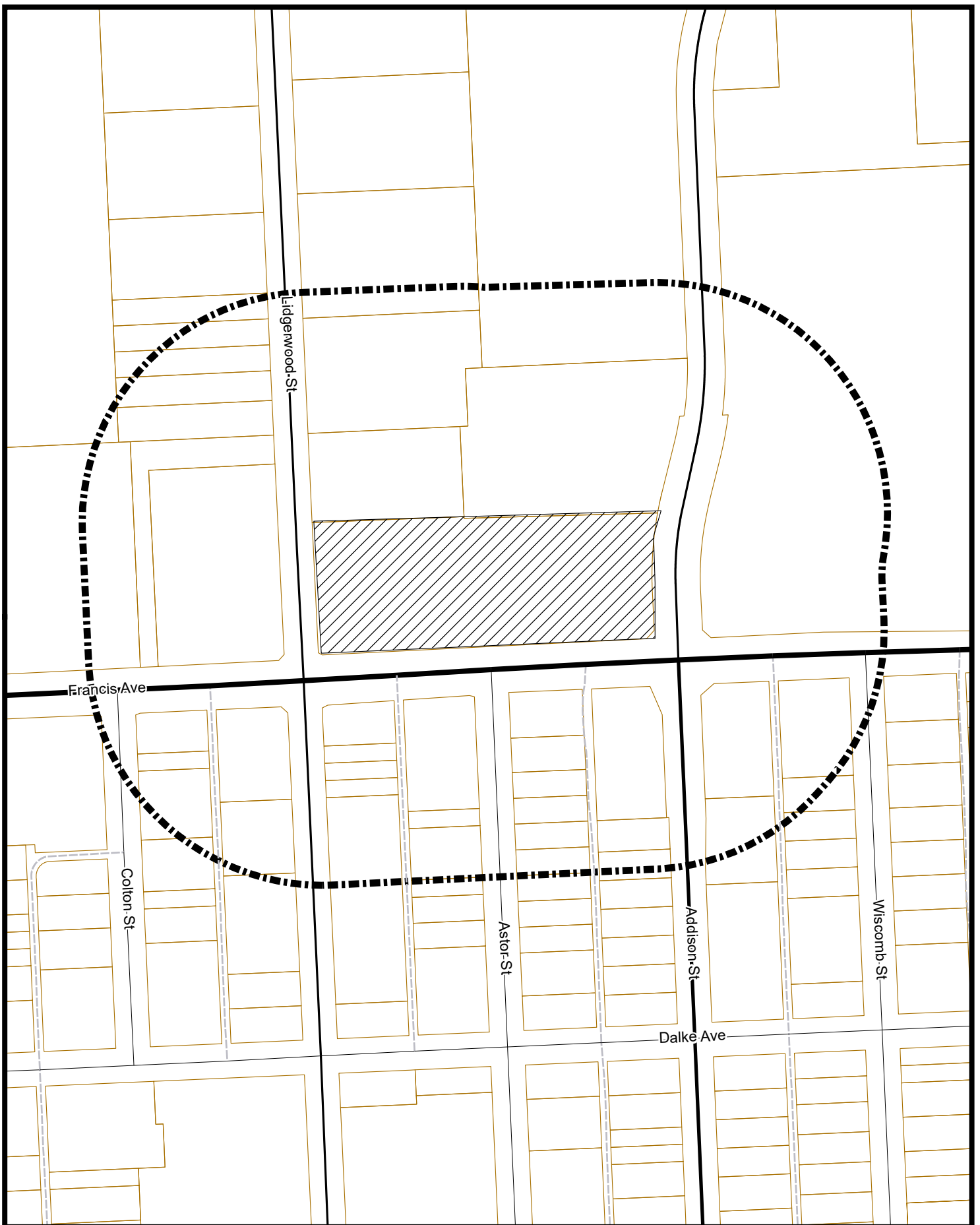
**More Information:**

<https://my.spokanecity.org/projects/double-eagle-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:

*Planning and Development*  
*Attn: Melissa Owen, Assistant Planner*  
*808 West Spokane Falls Boulevard*  
*Spokane, WA 99201-3329*  
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**Legend**

-  Parcels
-  Notification district
-  Project Site



**APPLICANT:** Double Eagle Properties, LLC  
**PROPOSAL:** 2 Lot Short Plat

29-26-43

Prepared by: DKd  
 Date prepared: 7/27/21