



General Application

Rev.20240311E

Description of Proposal

THE PROJECT CONSISTS OF SUBDIVIDING 106.59 ACRES INTO APPROXIMATELY 364 RESIDENTIAL LOTS IN ACCORDANCE WITH THE CITY'S LONG PLAT AND P.U.D OVERLAY PROCESS. CURRENT ZONING IS R1. A MIXTURE OF SINGLE-FAMILY HOMES AND MIDDLE HOUSING UNITS ARE PROPOSED. THE DEVELOPMENT IS EXPECTED TO ADD APPROXIMATELY 459 NEW HOUSING UNITS WHEN COMPLETED.

Address of Site Proposal

(if not yet assigned, obtain address from Development Services Center [509-625-6300] before submitting application):

6211 S. Meadow Lane Road, Spokane, WA

Applicant

Name: Jay Bonnett (agent)

Address: 803 E. 3rd Avenue, Spokane, WA 99202

Phone: 509-534-3929

Email: jbonnett@jrbonnett.com

Property Owner

Name: Rock Island Sand and Gravel, LLC & Harley C. Douglass, Inc.

Address: 5520 N. Florida St., Spokane, WA 99217

Phone: 509-487-9792

Email: none

Agent

Name: See Applicant Info

Address:

Phone:

Email:

Assessor's Parcel Numbers: 34086.9098, 34082.0010, 34082.0009, 34082.0051, 34082.0012 plus 6 others

Legal Description of Site: Portions of Sec. 5, 7, & 8, T24N, R43 East.W.M

Size of Property: 106.59 acres

List Specific Permits Requested in this Application:

Preliminary Plat & P.U.D. overlay

Submitted By:



Jay Bonnett

☒ Applicant ☐ Property Owner ☐ Property Purchaser ☒ Agent

In the case of discretionary permits (administrative, hearing examiner, landmarks commission or plan commission), if the applicant is not the property owner, the owner must provide the following acknowledgement:

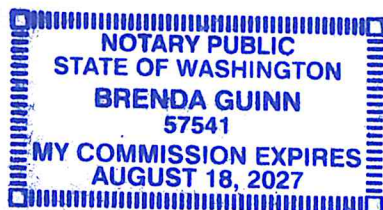
I, Harley C. Douglass, owner of the above-described property, do hereby authorize Jay Bonnett to represent me and my interests in all matters regarding this application.

Acknowledgment

STATE OF WASHINGTON)
) ss.
COUNTY OF SPOKANE)

On this 7TH day of October, 2025, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Jay Bonnett to me known to be the individual that executed the foregoing instrument and acknowledged the said instrument to be free and his/her free and voluntary act and deed, for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed the day and year first above written.



Brenda Guinn
Notary Public in and for the State of Washington, residing at
Spokane