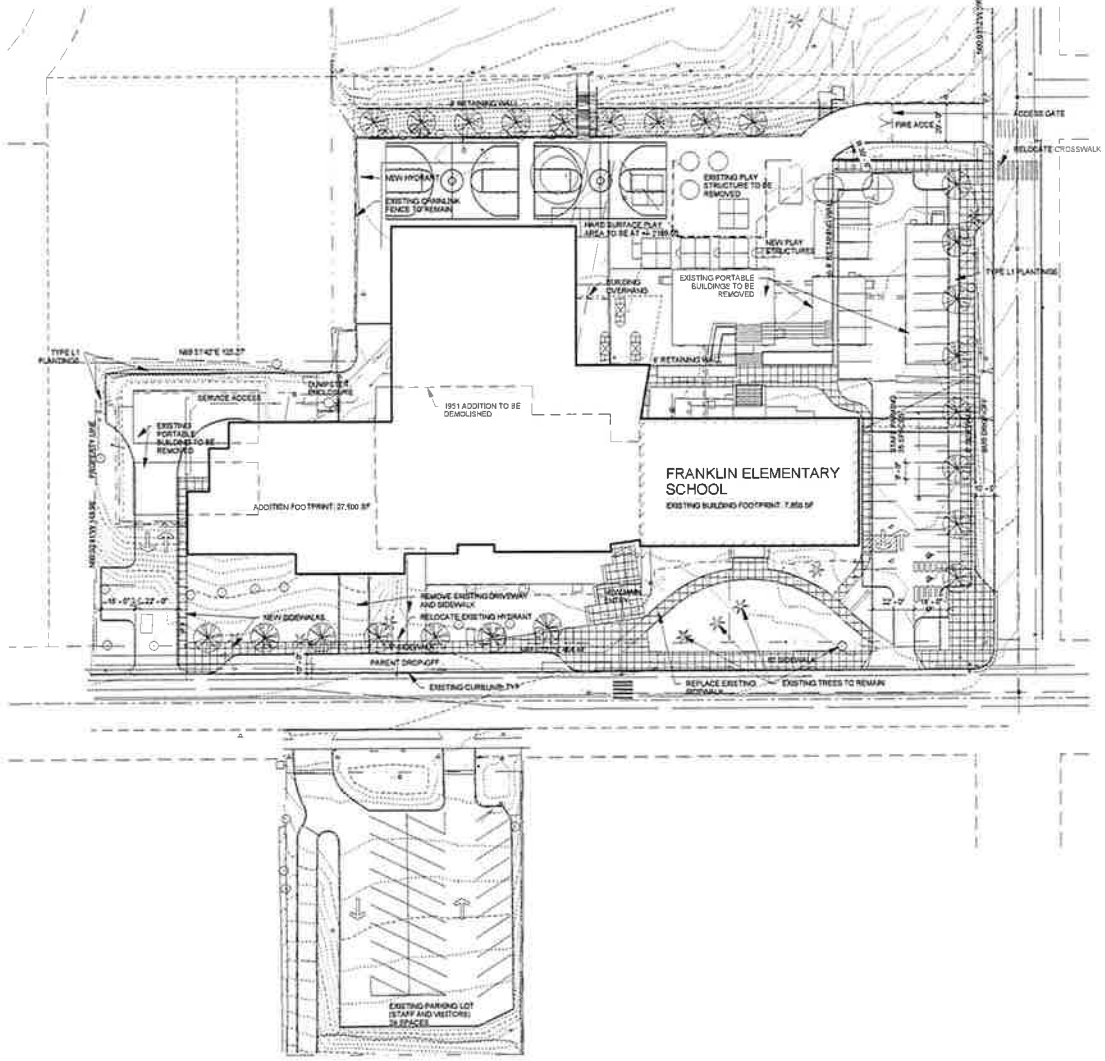

A1 SITE PLAN - SOUTH

SCALE: 1" = 30'-0"

NORTH

VICINITY MAP

SITE INFORMATION:

PROPERTY OWNER	SPOKANE PUBLIC SCHOOLS 200 N. BERNARD SPOKANE, WA 99201 CONTACT: GREGORY FORSYTH E-MAIL: GREGORYF@SPOKANESCHOOLS.ORG PHONE: (509) 354-5775
PARCEL NO:	35281.0242
SITE ADDRESS:	2627 E. 17TH AVENUE SPOKANE, WA 99223
SITE AREA	5.97 ACRES
LEGAL DESCRIPTION	THE EAST 150 FEET OF THE SOUTH 150 FEET OF LOT 1, EXCEPTING THEREFROM THE EAST 27 FEET, LYING SOUTH OF THE NORTH 42 FEET THEREOF; LOT 5, EXCEPTING THEREFROM ANY PORTION LYING WITHIN MT. VERNON STREET, THE EAST 150 FEET OF LOT 6 THE EAST 75 FEET OF THE WEST 100 FEET OF THE SOUTH HALF OF THE SOUTH HALF OF LOT 6; THE SOUTH HALF OF TH EEAST 50 FEET OF THE WEST 150 FEET OF THE SOUTH HALF OF LOT 6; ALL LYING WITHIN BLOCK 2, RIVER VIEW, ACCORDING TO PLAT RECORDED IN VOLUME "A" OF PLATS, PAGE 26, IN THE CITY OF SPOKANE, SPOKANE COUNTY, WASHINGTON. TOGETHER WITH PARCELS A AND B OF "DAVIS" SHORT PLAT # CITY 87-09, ACCORDING TO PLAT RECORDED IN VOLUME 5 OF SHORT PLATS, PAGE 77, IN THE CITY OF SPOKANE, SPOKANE COUNTY, WASHINGTON.
EXISTING BUILDING AREA:	23,550 SF (3 FLOORS)
ADDITION BUILDING AREA:	46,050 SF (3 FLOORS)
EXISTING PARKING: STANDARD: ACCESSIBLE:	45 STALLS TOTAL 43 STALLS 2 STALLS
PROPOSED PARKING: STANDARD ACCESSIBLE	66 STALLS TOTAL 53 STALLS 3 STALLS
WATER PURVEYOR:	CITY OF SPOKANE
SEWER PURVEYOR:	CITY OF SPOKANE
FIRE DISTRICT:	CITY OF SPOKANE
OCCUPANCY TYPE:	E (EDUCATION)
CONSTRUCTION TYPE	IIIB
FIRE PROTECTION	SPRINKLERED
ESTIMATED PROJECT VALUATION	$19 MILLION
ESTIMATED CONSTRUCTION START:	JUNE 2017

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Coeur d'Alene, ID 83815
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FRANKLIN ELEMENTARY

SPOKANE PUBLIC SCHOOLS

REV	DATE	DESCRIPTION

PROJ. NO.	2015-040
DRAWN	Author
CHECKED	Checker
DATE	25/11/16

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SITE PLAN- SOUTH

AS101

SHEET OF