

NOTICE OF APPLICATION
Hartson & Havana Phase II Pocket Residential Short Plat
File No. Z22-235PSP

Notice is hereby given that Rick Hurd applied for a Pocket Residential Preliminary Short Plat on June 17, 2022. This application was determined to be technically complete on July 20, 2022.

APPLICATION INFORMATION:

Applicant: Rick Hurd
804 W Boone Ave
Spokane, WA 99201

Owner: INW Solutions, LLC
212 W Ironwood Dr #582
Cd'A, ID 83814

Agent: Tom Stirling
SynTier Engineering, Inc
55 E Lincoln Rd, Ste 101
Spokane, WA 99208
509-457-1550 or tom@syntierengr.com

File Number: Z22-235PSP

Public Comment Period: Written comments may be submitted on this application by **August 12, 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 exempt from SEPA, per 17E.050.080.

Location Description: The proposal is located at **4235 E Hartson, Parcel: 35221.2627**

Description of Proposal: The applicant is proposing to subdivide one parcel with five existing residences and three outbuildings into 8 new lots utilizing the Pocket Residential Development standards. The five existing homes will each end up on their own parcel and two of the outbuildings will be removed (all is reflected on the proposed plat map). Three lots will be vacant for future development. Private water and sewer are proposed to serve all lots.

Legal Description: The complete legal description is available with the Planning Department.

Current Zoning: RSF (Residential Single Family)

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 decision, which will include an appeal deadline.

Written comments should be mailed, delivered or emailed to:

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