

REQUEST FOR COMMENTS
“Jayne Auld” Final Short Plat
FILE NO. Z19-023FSP

DATE FOR RESPONSE: Please provide a response by February 4, 2019.

Date: January 22, 2018

To: Capital Programs & GIS, Attn: Katherine Miller/Scotty Allerton
Legal, Attn: James Richman
Engineering Services, Attn: Patty Kells
Engineering Services, Attn: Dan Buller
Engineering Services, Attn: Erik Johnson
Construction Management, Attn: Joel Graff
City Treasurer, Attn: Kevin Young (Electronic)
Avista: Randy Myhre

From: Melissa Owen, Assistant Planner
625-6063 or mowen@spokanecity.org

Subject: **Jayne Auld Final Short Plat – 1st Review**

**Applicant/
Owner:** **ZBA Architecture**
421 W Riverside Ave, Ste 860
Spokane, WA 99201

File No.: Z19-023FSP

Location Description: The subject proposal is located near the intersection of E. Francis Avenue and N. Regal Street. Addresses include 6228 N. Lacey (formerly addressed as 2830 E. Francis), 6211 N. Regal Street, and 6205 N. Regal Street. Parcel Numbers are 36331.0150, 36331.0151, and 36331.0152.

Description of Proposal: The applicant is proposing to divide three parcels totaling 79,984 square feet into 6 parcels for the purpose of developing a 38-unit multi-family complex, five duplex homes, community building, associated parking and site amenities. Multi-family development is proposed on the Office zoned parcel (O-35) adjacent to E. Francis Avenue. Duplex development is proposed on parcels zoned Residential Two Family (RTF) which front onto N. Regal Street.

SEPA: This proposal is categorically exempt.

Current Zoning: O and RTF (Office; Residential Two-Family)

Previous Application: See Planning Services File #Z18-903PSP

If additional information is required in order for your department or agency to comment on this proposal, please notify the Planning & Development Director as soon as possible, so that the application processing can be suspended while the necessary information is being prepared.

COMMENTS: (Use additional sheets if necessary)