City of Spokane

Planning Services Department

Preliminary Short Plat

Application

1. List the provisions of the land use code that allows the proposal.

   Chapter 17G.080 Subdivision —
   17C.111 LU code

2. Please explain how the proposal is consistent with the comprehensive plan designation and goals, objectives and policies for the property.

   Infill Lot in existing Neighborhood —
   Already Developed in existing — Adding Density Neighborhood

3. Please explain how the proposal meets the concurrency requirements of SMC Chapter 17D.010.

   Infill Lot in Developed - existing Neighborhood

4. If approval of a site plan is required, demonstrate how the property is suitable for the proposed use and site plan. Consider the following: physical characteristics of the property, including but not limited to size, shape, location, topography, soils, slope, drainage characteristics, the existence of ground or surface water and the existence of natural, historic or cultural features.

   Meets All Requirements under 17C.111 Tables

5. Please explain any significant adverse impact on the environment or the surrounding properties the proposal will have and any necessary conditions that can be placed on the proposal to avoid significant effects or interference with the use of neighboring property or the surrounding area, considering the design and intensity of the proposed use.

   Nothing significant — SEPA exempt Already Developed infill

6. Demonstrate how the proposed subdivision makes appropriate (in terms of capacity and concurrence) provisions for:
   a. public health, safety and welfare
   b. open spaces
   c. drainage ways
   d. streets, roads, alleys and other public ways
   e. transit stops
   f. potable water supplies
   g. sanitary wastes
   h. parks, recreation and playgrounds
   i. schools and school grounds
   j. sidewalks, pathways and other features that assure safe walking conditions

   DUPLEX Plans have No off-street Parking

   A-J — This is an infill Lot which already has Development splitting Lot in half to Build two DUPLEXES. ANOTA ATTACHED