

NOTICE OF APPLICATION

**“McCarroll’s East 5th, 1st Addition” Preliminary Short Plat
File No. Z20-212PSP**

Notice is hereby given that Whipple Consulting Engineers, Inc applied for a Preliminary Short Plat on November 4, 2020. This application was determined to be technically complete on December 2, 2020.

APPLICATION INFORMATION:

Applicant/ Whipple Consulting Engineers, Inc
Justin Penner
21 S Pine Rd
Spokane Valley, WA 99206

Owner: 3414 E 35th Ave
Jake Townhomes, LLC
2602 Sullivan Rd
Spokane Valley, WA 99216

File Number: Z20-212PSP

Public Comment Period: Written comments may be submitted on this application by **December 28, 2020**. 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 project is located at **8359 N Farmdale Court**, parcel # 26224.0908

Description of Proposal: The applicant is proposing to subdivide a parcel into two lots. Currently the site contains an existing duplex, which is shown on the plat map. The site is zoned Residential Two Family; the new vacant parcel will allow for a new duplex to be built.

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

Current Zoning: RTF (Residential Two 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*