



General Application

Rev.20180104

DESCRIPTION OF PROPOSAL

This proposal includes the subdivision of 3 existing parcels of light industrial zoned

land in the West Plains area of the City of Spokane into 19 individual lots. The BSP will likely be completed in 3 Phases.

Address of Site Proposal (if not yet assigned, obtain address from Development Services Center [625-6300] before submitting application):

No addresses are currently assigned to the properties; the properties are located west of Flint Road at Granite Boulevard; properties in this proposal include Spokane County Tax Parcel Nos. 25301.0303, 25305.9035, and 25305.9043.

APPLICANT

Name: DCI Engineers/Wade Gelhausen, P.E.

Address: 707 W. 2nd Avenue, Spokane WA 99201

Phone: 509.227.6917 Email: wgelhausen@dci-engineers.com

PROPERTY OWNER

Name: Granite Investments, LLC & West Plains Investments, LLC (Richard Vandervert Managing Member for Both Ownerships)

Address: 12906 N Addison Street, Spokane, WA 99218

Phone: 509.465.3340 Email: rav@vandervertdev.com

AGENT

Name: see applicant above

Address: _____

Phone: _____ Email: _____

Assessor's Parcel Numbers: Spokane County Tax Parcel Nos. 25301.0303, 25305.9035, and 25305.9043.

Legal Description of Site: see next page

Legal Descriptions

25301.0303: AIRPORT VILLAGE LT 3 BLK 2

25305.9035: 30-25-42 PTN OF THE N1/2 OF SEC DAF; BEG AT THE NE COR OF SEC 30; TH S ALG E LN OF SD SEC 52.51' TO S LN OF P S H # 2; TH W ALG SD S LN TO THE NE CORNER OF AIRPORT VILLAGE SUBDIVISION; TH S ALG E LN OF SD SUBDIVISION 698.70' TO THE TRUE POB; TH W ALG THE S LN OF LUCAS DRIVE 80' TO THE E LN OF LT 1 BLK 2 SD SUBDIVISION; TH S 535.37' TO SE COR OF SD LT 1; TH W 511.65' TO SW COR OF LT 1 AND NE COR OF LT 3 BLK 2; TH S 445' TO SE COR OF SD LOT 3; TH W 513.85' TO THE SW COR OF SD LT 3 TH CONT W ALG SD LN 70' TO THE E LN OF LT 7 SD SUBDIVISION; TH S 203' TO THE SE COR OF SD LT 7; TH W 535.60' TO THE SW COR OF LT 7 AND THE E LN OF TR 22 HAZELWOOD IRR FARMS # 2; TH S ALG THE E LN LT 7 65' ML TO THE SE COR OF TR 22 AND TH NW COR OF TR 28; TH E ALG THE N LN OF TR 28 659.35' TO N-S CENTERLINE OF SEC; TH E 1053.96' TO THE E LN OF LUCAS DR EXTENDED S; TH N ALG SD EXTENDED E LN TO THE POB; EXC DEER HEIGHTS RD

25305.9043: 30-25-42 PARCEL B OF RECORDED SURVEY AUDITORS #4147356 BK 78 PGS 52 & 53; EXC E 39FT

Size of Property: #25301.0303: 5.24 acres; #25305.9035: 13.19 acres, and #25305.9043: 69.87 acres
Total= 88.3 acres

List Specific Permits Requested in this Application: No specific permits are specifically requested or known to be required as part of this application. The purpose of this application is to seek and ultimately receive city approval for the subdivision of the 3 existing lots in this application into 19 separate lots.

SUBMITTED BY:

Applicant Property Owner Property Purchaser Agent

In the case of discretionary permits (administrative, hearing examiner, landmarks commission or plan commission), if the applicant is not the property owner, the owner must provide the following acknowledgement:

I, Richard A. Vandervert, ~~owner of~~ ^{managing member} ~~property,~~ ^{properties} do hereby authorize Wade Gelhausen to represent me and my interests in all matters regarding this application. *Richard A. Vandervert*

ACKNOWLEDGMENT

STATE OF WASHINGTON)
) ss.
COUNTY OF SPOKANE)

On this 1st day of May, 2020, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Richard A. Vandervert to me known to be the individual that executed the foregoing instrument and acknowledged the said instrument to be free and his/her free and voluntary act and deed, for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed the day and year first above written.



Debbie K Cozzetta
Notary Public in and for the State of Washington, residing at
Spokane, WA