



August 13, 2021

Scott Sorensen  
2410 E 44<sup>th</sup> Ave  
Spokane, WA

**SUBJECT: Sorensen Preliminary Short Plat - Narrative**

**Dear Mr. Sorensen,**

The following project narrative is intended for your preliminary short plat application:

The proposed short plat is located at 2410 E 44<sup>th</sup> Ave between Altamont and Lee Streets. The proposal is intended to split the existing 1.85 acre parcel into two roughly equal size lots. One parcel will include an existing single family residence. The existing residence is accessed from 44<sup>th</sup> Ave, which is a gravel road from S Altamont to S Lee Streets. Similarly, access to the new lot will be from 44<sup>th</sup> Ave. Public City water service is available for connection on 44th Ave at either Stone or Altamont St. Connection to City sewer is also available in 44th Ave. A church owns a large lot on the west. Surrounding the rest of the property are platted single family residences on lots with areas ranging from 0.3 to 0.2 acres. None of the surrounding lots are vacant.

Sincerely,

**Sara Marks, PLS**

Director of Surveys, Spokane



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