August 13, 2021

Scott Sorensen
2410 E 44th 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 44th 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 44th Ave, which is a gravel road from S Altamont to S Lee Streets. Similarly, access to the new lot will be from 44th 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

Belsby Engineering
Horrocks Engineers
1325 W. 1st Ave., Ste. 204
Spokane, WA 99201
Direct 509-747-6790
Mobile 509-263-8917
Email sara.marks@horrocks.com
Web www.horrocks.com