DESCRIPTION OF PROPOSAL

Falls Tower 38 unit residential tower with underground resident parking located on south parcel 35183.0033. Future development on north parcel 35183.0034 to include up to a 12,000 sf restaurant, on grade site parking and associated use of the site for construction activities for Falls Tower.

Address of Site Proposal (if not yet assigned, obtain address from Public Works before submitting application):

600 North Lincoln Street

APPLICANT

Name: LB Stone Properties Group

Address: PO Box 3949 - Spokane, WA 99220

Phone: 509-343-9061 Email: wes@lbstoneproperties.com

PROPERTY OWNER

Name: LB Stone Properties Group

Address: PO Box 3949 - Spokane, WA 99220

Phone: 509-343-9061 Email: wes@lbstoneproperties.com

AGENT

Name: John Eckert | CollinsWoerman

Address: 502 West Riverside Avenue Suite 200 - Spokane, WA 99201

Phone: 509-509-1402 Email: jeckert@collinswoerman.com

Assessor’s Parcel Numbers: South parcel 35183.0033 + North parcel 35183.0034

Legal Description of Site: See attached
Size of Property: South parcel 35183.0033 0.65 Acre, North parcel 35183.0034 1.6 acre

List Specific Permits Requested in this Application: Shoreline Conditional Use Permit for parcels 35183.0033 and 35183.0034.

SUBMITTED BY: Lawrence B. Stone

☑ 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, Lawrence Stone, owner of the above-described property, do hereby authorize Wes Southwick to represent me and my interests in all matters regarding this application.

ACKNOWLEDGMENT

STATE OF WASHINGTON )
 ) ss.
COUNTY OF SPOKANE )

On this 21st day of December, 2023, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Lawrence B. Stone 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.

Jasper Coulter Esq.
Notary Public
State of Washington
Commission # 23033996
My Comm. Expires Nov 5, 2027

Notary Public in and for the State of Washington, residing at
PO Box 9027, Spokane, WA 99209
Parcel Number: 35183.0032
Site Address: 620 N LINCOLN ST

Owner/Taxpayer

Owner

Owner Name: FALLS, LLC
Address: PO BOX 3949, SPOKANE, WA, 99220-3949

Taxpayer

Taxpayer Name: FALLS, LLC
Address: PO BOX 3949, SPOKANE, WA, 99220-3949

Photos

Site Address

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18-25-13: COMMENCING AT THE NORTHWEST CORNER OF BLOCK 13 OF RESURVEY AND EXTENSION OF POST'S ADDITION, ACCORDING TO PLAT RECORDED IN VOLUME "A" OF PLATS AT PAGE 21, THENCE SOUTH 00°00'41" EAST, A DISTANCE OF 165.60 FEET TO A POINT ON THE NORTH LINE OF THE PARCEL DESCRIBED IN STATUTORY WARRANTY DEED, RECORDING NUMBER 184002, THEN SOUTH 00°00'34" WEST, A DISTANCE OF 163.75 FEET TO A POINT ON THE EAST LINE OF LINCOLN STREET, A DISTANCE OF 160 20 FEET TO THE POINT OF BEGINNING, THEN SOUTH 00°42'54" EAST, A DISTANCE OF 162.47 FEET, THENCE SOUTH 00°00'26" WEST, A DISTANCE OF 187.67 FEET, TO A POINT ON THE NORTH LINE OF A TRACT OF LAND DESCRIBED IN STATUTORY WARRANTY DEED, RECORDING NUMBER 614802, THEN SOUTH 66°50'18" WEST, A DISTANCE OF 140.10 FEET TO S.D. EAST LINE OF LINCOLN STREET, THENCE NORTH 00°30'41" WEST, A DISTANCE OF 165.65 FEET TO THE POINT OF BEGINNING.

Parcel Number: 35183.0034
Site Address: 829 W BROADWAY AVE

Owner/Taxpayer

Owner

Owner Name: FALLS, LLC
Address: PO BOX 3949, SPOKANE, WA, 99220-3949

Taxpayer

Taxpayer Name: FALLS, LLC
Address: PO BOX 3949, SPOKANE, WA, 99220-3949

Photos

Site Address

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18-25-43: BEGINNING AT THE NORTHWEST CORNER OF BLOCK 13 OF RESURVEY AND EXTENSION OF POST'S ADDITION, ACCORDING TO PLAT RECORDED IN VOLUME "A" OF PLATS AT PAGE 21, THENCE SOUTH 00°00'41" EAST, A DISTANCE OF 165.60 FEET TO A POINT ON THE NORTH LINE OF THE PARCEL DESCRIBED IN STATUTORY WARRANTY DEED, RECORDING NUMBER 614002, THEN SOUTH 00°00'34" WEST, A DISTANCE OF 163.75 FEET TO A POINT ON THE EAST LINE OF LINCOLN STREET, A DISTANCE OF 160 20 FEET TO THE POINT OF BEGINNING, THEN SOUTH 00°42'54" EAST, A DISTANCE OF 162.47 FEET, THENCE SOUTH 00°00'26" WEST, A DISTANCE OF 187.67 FEET, TO A POINT ON THE NORTH LINE OF A TRACT OF LAND DESCRIBED IN STATUTORY WARRANTY DEED, RECORDING NUMBER 614002, THEN SOUTH 66°50'18" WEST, A DISTANCE OF 140.10 FEET TO S.D. EAST LINE OF LINCOLN STREET, THENCE NORTH 00°30'41" WEST, A DISTANCE OF 165.65 FEET TO THE POINT OF BEGINNING.