



7/14/2017

**DESCRIPTION OF PROPOSAL:**

The Falls is a mixed use project comprised of three buildings over below grade parking. The current proposal includes approximately 126 for rent apartments, 26 for sale condominiums, a hotel with approximately 124 keys, 20,000 to 30,000 sf of office and 20,000 to 25,000 sf of retail, comprised mostly of food and beverage uses.

The project will include below grade parking in three levels as well as limited surface parking and public outdoor areas.

**ADDRESS OF SITE OF PROPOSAL:** (if not assigned yet, obtain address from Public Works before submitting application)

829 West Broadway Ave. Spokane WA 99201

**APPLICANT:**

**Name:** The Falls, LLC

**Address:** 2800 East Main Ave. Spokane WA 99202

**Phone (home):**

**Phone (work):** 509-343-9000

**Email address:**

**PROPERTY OWNER:**

**Name:** The Falls, LLC

**Address:** 2800 East Main Ave. Spokane WA 99202

**Phone (home):**

**Phone (work):** 509.343.9000

**Email address:**

**AGENT:**

**Name:** Joe Workman (CollinsWoerman Architects)

**Address:** 710 Second Avenue Suite 1400. Seattle WA 98104

**Phone (home):** 206.245.2100

**Phone (work):** 206.245.2057

**Email address:** jworkman@collinswoerman.com

**ASSESSOR'S PARCEL NUMBERS:**

35183.0021

**LEGAL DESCRIPTION OF SITE:**

Please see attached

**SIZE OF PROPERTY:**

98,129GSF

**LIST SPECIFIC PERMITS REQUESTED IN THIS APPLICATION:**

Shoreline Conditional use permit (SCUP)



**LEGAL DESCRIPTION – All that portion of Block 13 of resurvey and extension of posts addition, according to plat recorded in volume “A” of Plats at Page(s) 21, and of the Northeast Quarter of the Southwest Quarter of Section 18, Township 25 North, Range 43 East, W.M., in Spokane County, Washington, described as follows:**

**Beginning at the Northwest Corner of said Block 13; thence South along the West line thereof and said line extended for a distance of 377.57 feet; thence North 89°57’30” East 181 feet; thence Northeasterly to a point of intersection with a line drawn North 89°57’30” East from a point in the West line of said Block 13 extended Southerly 242.57 feet from the Northwest Corner of said Block 13; thence North 41°27’ East 57.37 feet; thence North 56°28’30” East 71.94 feet; thence north 0°21’ West to the Southeast corner of Lot 1 of said Block 13; thence North along the East line of said Block 13 to the Northeast Corner thereof; thence West along the North line thereof to the point of Beginning.**

**Together with that portion of vacated Post Street vacated by the City of Spokane Ordinance No. C18978 lying south of the south line of Broadway Avenue, extended east, and north of the Spokane River more particularly described as follows:**

**Beginning at the Northeast Corner of Block 13, resurvey and extension of post’s addition; thence South along the east line of said Block 13, 120 feet to the south line of said block and addition; thence East along the south line of said addition 33.55 feet to the east line of said addition; thence North along the east line of said addition to the south line of Broadway Avenue extended east; thence West along the extended south line of Broadway Avenue 34.93 feet more or less to the point of Beginning.**

**The property described and shown hereon is the same property as described in the first American Title Insurance Company commitment for title insurance number 4259-1453929 dated September 8, 2009, and supplemental report No. 1 dated October 4, 2010.**