

**NOTICE OF APPLICATION  
FOR A SHORELINE SUBSTANTIAL DEVELOPMENT PERMIT  
“Bluff Road Restoration”  
File No. Z17-356SSDP**

Notice is hereby given that AVISTA applied for a Shoreline Substantial Development Permit on May 26, 2017. This application was determined to be technically complete on June 19, 2017. A Shoreline Substantial Development Permit is required for this work because the property lies within the Shoreline Jurisdiction. Any person may submit written comments on the proposal or call for additional information at:

*Planning and Development Services  
Attn: Tami Palmquist, Associate Planner  
808 West Spokane Falls Boulevard  
Spokane, WA 99201-3329  
Phone: (509) 625-6157  
EMAIL: [tpalmquist@spokanecity.org](mailto:tpalmquist@spokanecity.org)*

**APPLICATION INFORMATION:**

**Applicant** AVISTA  
**Agent:** Robin Bekkedahl  
AVISTA  
1411 E Mission  
Spokane, WA 99220  
(509) 495-8657

**File Number:** Z17-356SSDP

**Public Comment Period:** Written comments may be submitted on this application by **July 28, 2017**. Written comments should be sent via mail or email to the Planning and Development address listed at the end of this document.

**SEPA:** This proposal is being reviewed under the State Environmental Policy Act (SEPA). The lead agency is likely to issue a Determination of Non-Significance for this project. Please note that this may be the only opportunity to comment on the environmental impacts of the project. The lead agency is using the optional DNS process for this project as outlined in WAC 197-11-355. The checklist is available for review as part of this application upon request.

**Description of Proposal:** The Applicant has restored a 1.5 mile unpermitted road in the South Hill Bluff area that was constructed through the High Drive Park, crossing through City owned property as well as private property. This project included completing under an emergency action the erosion control, grading to original topography, replacing the impacted vegetation, and restoring the pre-existing trail system. The work requires a Shoreline Substantial Development Permit because it falls within the Shoreline Jurisdiction.

**Location Description:** The approximate address for the start of the project is 3515 S. Inland Empire Way. (S½ S31 & N ½ S6 -T25N - R43E)

**Current Zoning:** RSF (Residential Single Family)

**Decision Making Process** Once the Applicant submits an application to the City of Spokane for the review of the Shoreline Substantial Development Permit and the application is determined technically complete, a Notice of Application will be posted on the property and mailed to all

**property owners, taxpayers** of record, as shown by the most recent Spokane County Assessor's record, and **occupants** of addresses of property located within a four hundred foot radius of any portion of the boundary of the subject property, including any property that is contiguous and under the same or common ownership and control. This Notice of Application will initiate a 30-day public comment period in which interested persons may submit written comments to the address of the City Staff. Once the public comment period has ended, the Planning Director will issue a Decision. **The decision may be appealed by a person with standing within 21 days from the date the Department of Ecology receives the final decision. The appeal is made to the Shorelines Hearings Board.**

Written comments should be mailed, delivered or emailed to:

*Planning and Development  
Attn: Tami Palmquist, Associate Planner  
808 West Spokane Falls Boulevard  
Spokane, WA 99201-3329*

*Phone (509) 625-6157  
Email: [tpalmquist@spokanecity.org](mailto:tpalmquist@spokanecity.org)*

*To view more information including site plans for this project please go to  
<https://my.spokanecity.org/urbanforestry/bluff-restoration/>*