

Notice of Rescheduled Public Hearing  
Spokane County Hearing Examiner  
Agenda for January 17, 2018

**10:30 a.m. – PE-1779A-95:** Change in conditions to modify the Hearing Examiner's decision, dated February 11, 1999, to allow for 61 additional single family lots on the remaining 24.7 acres (Twin Bridges Subdivision) in the Urban Residential – 3.5 (UR-3.5) zone. The subject site is generally located east and adjacent to Twin Bridges 3rd and 5th Addition, approximately 2,700' east of the Barker Road / 11th Avenue intersection, in the S ½ of Section 20, Township 25 North, Range 45 EWM, Spokane County, Washington.

A Determination of Nonsignificance (DNS) was issued by the County Department of Building and Planning as the lead agency on November 21, 2017. The appeal period ended on December 5, 2017

**Applicant:** Todd Whipple, WCE, 2528 N. Sullivan Road, Spokane Valley, WA 99216 (509) 893-2617

**Staff Contact:** Tom Vandervert, Planner (509) 477- 7228

All public hearings are conducted in the Commissioner's Hearing Room, Public Works Bldg, 1026 W. Broadway, Spokane, WA. Facilities are physically accessible for individuals with disabilities. Hearings will be conducted according to the procedures adopted in County Res. 96-0294. Appeals, including SEPA appeals, may be taken pursuant to Res. 96-0171. Staff reports and files will generally be available for inspection seven (7) days before the hearing, weekdays from 7:30-4:00, 1026 W. Broadway Ave., 1<sup>st</sup> floor. Questions or special needs may be directed to Tom Vandervert, Planner, (509) 477-7228. Copies can be obtained at photocopy costs. This notice is to inform interested parties about the hearing and to invite oral and written testimony at the hearing. Written comments are accepted prior to the hearing. Send written comments to Spokane County Department of Building and Planning, 1026 W. Broadway Ave., Spokane, WA 99260, Attn: Tom Vandervert, Planner for PE-1779A-95.

**NOTICE OF PUBLIC HEARING  
SPOKANE COUNTY HEARING EXAMINER**

**TO:** All interested persons, and owners/taxpayers within 400 feet.

**YOU ARE HEREBY NOTIFIED THAT A PUBLIC HEARING WILL BE HELD ON THE LAND USE APPLICATION LISTED BELOW, AS FOLLOWS:**

**Application: PE-1779A-95:** Change in conditions to modify the Hearing Examiner's decision, dated February 11, 1999, to allow for 61 additional single family lots on the remaining 24.7 acres (Twin Bridges Subdivision) in the Urban Residential – 3.5 (UR-3.5) zone.

**Parcel No's:** 55205.9011 & .9012

**Hearing Date and Time:** December 6, 2017, 1:30 p.m.

**Place:** Commissioners Assembly Room, Lower Level, Spokane County Public Works Building, 1026 West Broadway, Spokane, Washington.

**Applicant:** Todd Whipple, WCE, 2528 N. Sullivan Road, Spokane Valley, WA 99216 (509) 893-2617

**Location:** The subject site is generally located east and adjacent to Twin Bridges 3rd and 5th Addition, approximately 2,700' east of the Barker Road / 11th Avenue intersection, in the S ½ of Section 20, Township 25 North, Range 45 EWM, Spokane County, Washington.

**Comprehensive Plan:** Urban Reserve (UR)

**Zoning:** Urban Reserve (UR) Urban Residential - 3.5 (UR-3.5)

**Related Permits:** In order for the project to be developed as proposed, additional permits must be obtained as required by other local, state and federal agencies.

**Environmental Determination:** A Determination of Nonsignificance (DNS) was issued by the County Department of Building and Planning as the lead agency on November 21, 2017. The appeal period ends on December 5, 2017

**Building and Planning Department Staff:** Tom Vandervert, Planner (509) 477- 7228

**HEARING EXAMINER PROCEDURES**

**Hearing Process and Appeals:** The hearing will be conducted under the rules of procedure adopted in Spokane County Resolution No. 1-0700. All interested persons may testify at the public hearing, and may submit written comments and documents before or at the hearing. The Hearing Examiner may limit the time given to speakers. A speaker representing each side of the issue is encouraged. Any appeal of the Hearing Examiner's decision will be based on the record established before the Hearing Examiner, pursuant to County Resolution No. 96-0171. Environmental appeals shall follow the procedures set forth in the County SEPA Ordinance. All hearings will be conducted in facilities that are accessible to persons with physical disabilities.

**Inspection of File, Copies of Documents:** A Staff Report will generally be available for inspection seven days before the hearing. The Staff Report and application file may be inspected at the Spokane County Department of Building and Planning, 1<sup>st</sup> Floor Permit Center, Public Works Building, 1026 W. Broadway Ave. Spokane, WA 99260, between 7:30 a.m. and 4:00 p.m., weekdays, M-Th and Friday from 7:30 to 12 noon, except holidays. Copies of documents will be made available for the cost of reproduction. If you have any questions or special needs, please call the Department at (509) 477-3675. Send written comments to the Spokane County Department of Building and Planning, 1026 W. Broadway Ave., Spokane, WA 99260, Attn: Tom Vandervert, File No. PE-1779A-95. Motions must be made in writing and submitted to the Spokane County Hearing Examiner, 1026 W. Broadway Ave., Spokane, WA 99260.

All meetings and hearings are conducted in facilities that are accessible to all members of the public. Additional information with regard to accessibility or notification of an ADA accommodation should be made to Tom Vandervert, Planner (509) 477-7228, tvandervert @SpokaneCounty.org before December 5, 2017.