

**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-2062-18/PUDE-01-18: Preliminary Plat of Adams & 28th to divide 10.1 acres into 75 lots for single family residences, duplexes and rowhouses in the Low Density Residential (LDR) zone, with a Planned Unit Development (PUD) Overlay zone and a request for bonus density.

Parcel No's: 45264.0936, 45264.0937

Hearing Date and Time: January 16, 2019 @ 9:00 a.m.

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

Applicant: Whipple Consulting Engineers, 21 S. Pines Rd., Spokane Valley, WA 99206 (509) 893-2617

Location: The subject site is generally east of and adjacent to Adams Road and approximately 800 feet north of 32nd Avenue, in the SW ¼ of Section 26, Township 25 North, Range 44 EWM, Spokane County, Washington.

Comprehensive Plan: Low Density Residential

Zoning: Low Density Residential (LDR)

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 Mitigated Determination of Nonsignificance (DNS) is to be issued by the County Department of Building and Planning as the lead agency on December 31, 2018. The appeal period ends on January 14, 2019

Building and Planning Department Staff: Tammy Jones, Principal, Planner (509) 477- 7225

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, 1st 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: Tammy Jones, File No. PE-2062-18. 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 Tammy Jones, Principal Planner (509) 477-7225, or tmjones@SpokaneCounty.org before January 15, 2019.