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May 2020



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## About Our Reports

Our goal is to give our readers a very early look at new projects. We summarize publicly recorded and published information that describes newly proposed, or pending Washington State construction projects.

**We start tracking a project at its Environmental Impact (EIS) application.** Permits on these projects are several months into the future. We then report on the various stages of its progress. The information published is the best available at the time of the report. Our goal is to give you enough data to start tracking a selected project early on.

**We stop tracking a project when its building permit is issued.**

Cover Photo: View over Port Townsend

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## 61,500 SF Spokane Area Elementary School Facility Receives DNS Approval

SPOKANE

A school facility development, planned for a site located at 991 N. Bob Olson Lane in the Spokane area, has been issued a determination of non-significance. The action will allow the developers to construct a 61,500 square foot elementary school along with a paved play area, playfields, walkways, driveways and parking lots. Spokane County has issued the required permitting to the applicant, who is Mead School District. For additional information on this project, contact the applicant's contact, Ken Murphy of ALSC Architects, kmurphy@alscarchitects.com or call 509-838-8568.

## 115-Unit 44,800 SF Camas Area Mixed-Use Apartment-Hotel-Commercial Development In Line For DNS Approval

CAMAS

A mixed-use residential and commercial project, planned for an 8.7-acre site located at 316 NE 202nd Avenue in the Camas area, is in line to be issued a determination of non-significance. The developers have requested permission to construct 115 multi-family dwelling units, nine extended-stay hotel units and 44,800 square feet of commercial space. The city of Vancouver, using the optional SEPA process,

is expected to issue the required permitting to the applicant, who is Randy Print. The project will be known as First Street Village. For more information on this project, contact Mr. Print of Cascadia Development Partners, at randy@cascadiadevelopmentpartners.com, or call 360-487-7885.

## 11-Story South Lake Union Area Office-Retail Development In Early Design Review Phase

SEATTLE

An office and retail project, in planning for a site located at 312 Ninth Avenue North in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have requested permission to construct an 11-story office building that will feature retail space. Plans include parking for 250 vehicles. Plans will require partial demolition and removal of an existing historic landmark building. Only the façade will remain. The applicant for this project is Ada Healey of City Investors XVIII LLC (Vulcan Real Estate). For additional information on this project, contact the applicant's contact, Jodi Patterson-O'Hare, at 425-681-4718.

## 112-Unit Selah Area Residential Townhouse Project In Line For Mitigated DNS Approval

SELAH

A residential townhouse development, planned for a site located at



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Crusher Canyon Road, at the southwestern end of Viking Drive, South Eighth Street, Enterprise Drive and Fruitspur Drive in the Selah area, is in line to be issued a mitigated determination of non-significance. The developers have requested permission to construct 122 townhouse dwelling units and parking for 267 vehicles. The city of Selah, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Graf Investments. The project will be called Canyon Cliff Townhomes. For additional information on this project, contact Graf Investments at 410 S. First St., Selah, WA 98942, or call 509-697-4874.

### **9-Lot Rainier Valley Area Residential Subdivision Project In The Works**

#### *SEATTLE*

A residential subdivision development, proposed for a site located at 4068 South Myrtle Street in the Seattle area, is the subject of a recent application. The developers have requested permission to divide the site into nine residential

building lots. The construction of residential dwellings is listed under a separate project order. The city of Seattle has received this request from the applicant, who is Todd Leabman. For additional information on this project, contact the applicant's contact, Izabella Henry, at 206-297-0996.

### **7,300 SF Winthrop Area Library-Plaza Development Receives DNS Approval**

#### *WINTHROP*

A community project, slated for a site located at 112 Norfolk Road in the Winthrop area, has been issued a determination of non-significance. The action will allow the developers to construct a 7,300 square foot library, commercial plaza and walkways. Plans include parking for 38 vehicles. Associated drainage, hardscape and landscape. Plans will require grading, excavating, utilities, irrigation and roof-mounted solar panels. The town of Winthrop has issued the required permitting to the applicant, who is Friends of Winthrop Public

Library. The project will be known as Winthrop Library. For additional information on this project, contact the applicant's contact, Jill Shaley, executive director of Friends of Winthrop Library, at [planner@townofwinthrop.com](mailto:planner@townofwinthrop.com), P.O. Box 592, Winthrop, WA 98862, or call 509-996-2320.

### **5-Story 101-Unit Fremont Area Mixed-Use Apartment-Retail Project In Design Review Phase**

#### *SEATTLE*

A mixed-use residential and retail development, in planning for a site located at 4316 Fremont Avenue North, in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have requested permission to construct a 5-story apartment building containing 63 small efficiency dwelling units and 88 efficiency dwelling units and retail space. Plans include parking for 32 vehicles. Construction will require the demolition and removal of existing structures on the site. The

applicant for this project is Alex Cohen.

### **Seattle Area University Prep School Development In Hearing Stage**

#### *SEATTLE*

A private school facility, proposed for a property located at 2415 NE 80th Street in the Seattle, is the subject of a hearing by the Seattle Hearing examiner. The hearing is being held to discuss a request to construct a two- to three-story private school facility containing classrooms, fitness spaces and offices. Plans include parking for 15 vehicles. Construction will require the demolition and removal of existing structures on the site. The applicant for this project is Susan Lansverk of University Prep. For additional information on this project, contact the applicant's contact, Joshua Distler, at 206-623-3344.

### **3-Story 10-Unit West Seattle Area Residential Apartment Development In Design Review Phase**

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A residential apartment project, in planning for a site located at 6056 41st Avenue SW in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have requested permission to construct two, 3-story apartment buildings to house a total of ten dwelling units. Plans include parking for four vehicles. The applicant for this project is Alex DeHaven. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Lisa Kennan-Meyer, at 206-938-1970.

### 3-Story 34-Room

### Congregate Residence Project In Design Review Phase For Seattle Area

#### SEATTLE

A residential development, in planning for a site located at 4637 21st Avenue NE in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have requested permission to construct a 3-story fraternity residential containing 34 rooms. No parking is proposed. The project will be known as University of Washington fraternity. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact

the applicant's contact, Jodi Patterson-O'Hare, at 425-681-4718.

### 7,600 SF Walla Walla Area Elks Lodge Project In Line For DNS Approval

#### WALLA WALLA

A development planned for a property located at Par 72 Drive in the Walla Walla area, is in line to be issued a determination of non-significance. The developers have requested permission to construct a new 7,600 square foot Elks Lodge building. Plans include associated site improvements. The city of Walla Walla, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Walla

Walla Elks Lodge. The project will be known as Walla Walla Elks Lodge No. 287. For additional information on this project, contact the applicant's contact, Linda A. Newcomb of Newcomb Architecture, at 509-301-9616.

### 8-Story Seattle Area Office-Retail Building Project In Application

#### SEATTLE

An office and retail development, proposed for a site located at 222 Fifth Avenue North in the Seattle area, is the subject of a recent application. The developers have requested permission to construct an 8-story building containing office and retail spaces. Plans provide parking for 93 vehicles.



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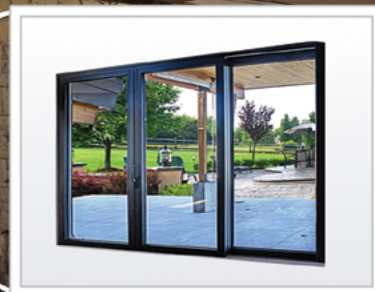
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The applicant for this project is Da Li Properties LLC. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Scott Waggoner, at 206-654-2110.

### **60,000 SF Mattawa Area Industrial Barrel Storage Development In The Works**

#### *MATTAWA*

An industrial project, proposed for a site located at state Route 243 and Grant county Road 24 Southwest in the Mattawa area, is the subject of a recent application. The developers have requested permission to construct a 60,000 square foot storage

building and a 6,000 square foot lean-to. Future construction calls for two buildings totaling 102,500 square feet for wine product storage. Grant county has received this request from the applicant, who is Wahluke Wine Company. The project will be called Wahluke Barrel Storage. For additional information on this project, contact the applicant's contact, Dana Sveum of Columbia River Steel and Construction, at 509-882-4680.

### **5-Story 113-Unit Rainier Valley Area Residential Apartment Project In The Works**

#### *SEATTLE*

A residential apartment development, proposed for a site located at 6515

38th Avenue South in the Seattle area, is the subject of a re-notice of application. The developers have requested permission to construct a 5-story apartment building containing 91 small efficiency and 22 efficiency dwelling units. No parking is proposed. Early design guidance was conducted under a separate project order. The city of Seattle has received this request from the applicant, who is Alyse Winterscheid of Isola Homes. For additional information on this project, contact the applicant's contact, Tim Carter, at 206-693-3133.

### **8-Unit South Delridge Area Residential Townhouse Project In Application**

#### *SEATTLE*

A residential townhouse development, proposed for a site located at 8447 Delridge Way SW in the Seattle area, is the subject of a recent application. The developers have requested permission to construct two townhouse structures containing a total of eight dwelling units. The city of Seattle has received this request from the applicant, who is Alik Moskaleno. For additional information on this project, contact the applicant's contact, Jonathan Lemons, at 206-306-5952.

### **14-Story Pike Place Area Mixed-Use Hotel-Retail-Restaurant Project In Hearing Stage**

#### *SEATTLE*

A mixed-use development, planned for a site

located at 103 Pike Street in the Seattle area, in the subject of a pre-hearing conference by the Seattle hearing examiner. The conference is being held to discuss a request to construct a 14-story hotel building with two apartment dwelling units, retail and restaurant space. Plans do not include parking. The applicant for this project is Douglas Buck of Marketview Place Associates LLC. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Jodi Patterson-O'Hare, at 425-681-4718.

### **5-Story 78-Unit Residential Apartment Development Proposed For Fremont Area**

#### *SEATTLE*

A residential apartment project, proposed for a property located at 3620 Phinney Avenue North in the Seattle area, is the subject of a recent application. The developers have requested permission to construct a 5-story apartment building to house 78 small efficiency dwelling units. No parking is proposed. The applicant for this project is Scott Lien of Kamiak Real Estate LLC. Construction will require the demolition and removal of existing structures on the site. For additional information on this project, contact the applicant's contact, Robert Humble, at 206-267-9277.





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## Pioneer Square Buildings Proposed Additions & Alterations Project In Application

SEATTLE

A renovation project, proposed for a site located at 200 First Avenue South in the Seattle area, is the subject of a recent application. The developers have requested permission to construct a single-story addition to the existing north and south buildings. The city of Seattle has received this request from the applicant, who is Western Office GC Property Owner LLC (Unico Properties). For further information on this project, contact the applicant's contact, Rebecca Pheasant-Reis, at 206-259-2605.

## 4,500 SF Spokane Valley Area Fueling Station Development Receives DNS Addendum

SPOKANE VALLEY

A commercial project, planned for a 1.65-acre site located at 6620 East Sprague Avenue in the Spokane Valley area, has been issued an addendum to a previous determination of non-significance. The action will allow the developers to construct a 4,500 square foot gas station building. Plans include three underground fuel storage tanks totaling 36,000-gallons, installation of six covered gas pumps, landscaping and parking. The applicant for this project is Khinda Properties LLC. The project will be called

Sammy's Pit Stop. For additional information on this project, contact Khinda Properties, at 1405 S. Khinda Ct, Spokane Valley, WA 99212, or call 509-720-5026.

## 9-Unit West Seattle Area Residential Townhouse Project Receives Conditional DNS Approval

SEATTLE

A residential townhouse development, planned for a site located at 5248 California Avenue SW in the Seattle area, has been issued a determination of non-significance. The action will allow the developers to construct three, 9-unit townhouse buildings. Plans include parking for five vehicles. The city of Seattle has issued the permitting, with conditions, to the applicant, who is Christian Brodin of 5242 California Ave. Apartments LLC. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Robert Humble, at 206-267-9277.

## 6,000 SF Gig Harbor Area Commercial Development Submits Revised Application

GIG HARBOR

A commercial project, proposed for a site located at 3218 14th Avenue NW in the Gig Harbor area, is the subject of a revised application. The developers have plans to construct a 6,000 square foot shop, 10,000 square



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foot concrete pad and a large gravel lay-down area for the new Ridgetop Golf Course headquarters. Pierce County has received this request from the applicant, who is Kalbrener LLC. For additional information on this project, contact the applicant's contact, Carl E. Halsan, at carlhalsan@gmail.com, P.O. Box 1447, Gig Harbor, WA 98335, or call 253-798-7113.

**8-Unit Rainier Valley Area Residential Rowhouse Project In Design Review Phase**

*SEATTLE*

A residential rowhouse development, in planning for a site located at 6115 Rainier Avenue South in

the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have requested permission to construct three rowhouse buildings containing a total of eight dwelling units. Plans include parking for four vehicles. The city of Seattle has received this request from the applicant, who is Nghia Pham of Jabooda Homes. For additional information on this project, contact the applicant's contact, Julian Weber, at 206-953-1305.

**2-Story Everett Area Transit Headquarters Building Addition & Remodel Project Receives DNS Approval**

*EVERETT*

An office renovation project, slated for a site located at 2312 West Casino Road in the Everett area, has been issued a determination of non-significance. The action will allow the developers to remodel a portion of an existing 2-story building to create new administrative offices and support space to serve 160 Community Transit employees. Plans call for interior and exterior improvements, two small building additions, improved storm drainage, traffic flow improvements and on-site parking. Community Transit has issued the required permitting to the applicant, who is Snohomish County Public Transportation Benefit Area Corp. For additional information on

this project, contact the applicant's contact, Dan Jerome, capital projects manager, at 425-348-2312.

**8-Story 143-Unit Lower Queen Anne Area Mixed-Use Apartment-Retail Development In The Works**

*SEATTLE*

A mixed-use residential and retail development, proposed for a property located at 400 Queen Anne Avenue North in the Seattle area, is the subject of a revised application. The developers have plans to construct an 8-story apartment building containing 143 dwelling units and will feature retail space.



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Parking will be provided for 137 vehicles. The city of Seattle has received this request from the applicant, who is 400 Queen Anne LP (Continental Properties). Construction will require the demolition and removal of existing structures on the site. For additional information on this project, contact the applicant's contact, Emily McNichols, at 206-365-1230.

### **102-Unit East Wenatchee Area Residential Apartment Project In Line For DNS Approval**

#### *EAST WENATCHEE*

A residential apartment project, planned for a site located at 407 South Kansas Loop in the East

Wenatchee area, is in line to be issued a determination of non-significance. The developers have requested permission to construct eight apartment buildings to house a total of 102 dwelling units. Plans include one manager's dwelling unit, a maintenance building and community building. Douglas County, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Fourth Street Development LLC. The project will be known as Sutton Place Apartments. For additional information on this project, contact the applicant's contact, Stimac Construction, at 509-884-1873.

### **16,720 SF Sequim Area Medical Clinic**

### **Development Receives Mitigated DNS Approval**

#### *SEQUIM*

A medical development slated for a site located in the Sequim area, has been issued a mitigated determination of non-significance. The action will allow the developers to construct a 16,720 square foot medical clinic that will offer FDA approved primary care services, consulting services, dental and health services and childcare during patient appointments. The city of Sequim has issued the required permitting to the applicant, who is Jamestown S'Klallam Tribe. The project will be called Jamestown S'Klallam Tribe Outpatient Clinic. For additional information on this

project, contact the applicant's contact, Suzanne Pontecorvo of Rice Fergus Miller, at 360-377-8773.

### **8-Unit North Queen Anne Area Rowhouse & Townhouse Project In Hearing Stage**

#### *SEATTLE*

A residential development, proposed for sites located at 704 and 712 West Bertona Street in the Seattle area, is the subject of a hearing by the Seattle Hearing examiner. The hearing is being held to discuss a request to construct a 5-unit rowhouse building and a 3-unit townhouse building. Plans include shared access and parking for eight vehicles. The applicant for this project is Jennifer Gerry. Construction will

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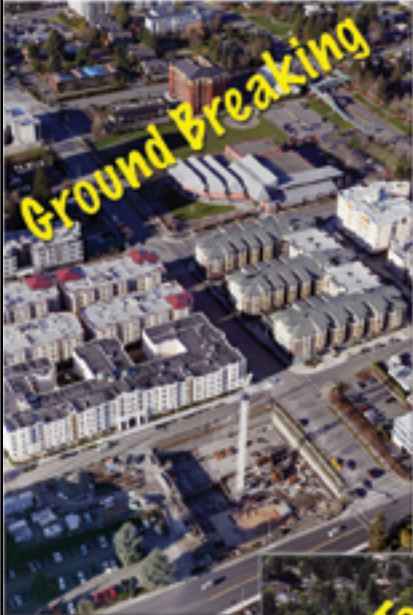
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require the demolition and removal of existing structures on the site. For additional information on this project, contact the applicant's contact, Kevin O'Leary, at 206-595-7681.

## 20,000 SF Clarkston Area Retail Development Receives DNS Approval

### CLARKSTON

A retail project slated for 1.5-acres of property located at 810 and 820 Port Drive in the Clarkston area, has been issued a determination of non-significance. The action will allow the developers to construct a single-story, 20,000 square foot retail building. Plans call for landscaping and stormwater improvements. The city of Clarkston has issued the required permitting to the applicant, who is Barclay Group. The project will be known as Smart Foodservice. For additional information on this project, contact the applicant's contact, Ryan Gaston of Barclay Group, at 602-224-4170.

## 8-Unit Seattle Area Residential Townhouse Project Receives DNS Approval

### SEATTLE

A residential townhouse development, planned for a site located at 1037 South Cloverdale Street in the Seattle area, has been issued a determination of non-significance. The action will allow the developers to create eight unit lots. Plans include parking for four vehicles. The city

of Seattle has issued the required permitting to the applicant, who is Michael Labaz. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact Mr. Labaz at 206-353-8263.

## 30-Unit Seattle Area Residential Rowhouse Project In The Works

### SEATTLE

A residential development, proposed for a site located at 9202 Mary Avenue NW in the Seattle area, is the subject of a recent application. The developers have requested permission to construct four rowhouse buildings containing a total of 20 dwelling units. Parking will be provided for 20 vehicles. The city of Seattle has received this request from the applicant, who is Isola Real Estate VII LLC. Construction will require the demolition and removal of existing structures on the site. For additional information on this project, contact the applicant's contact, Hannah Eastman, at 206-693-3133.

## 11,900 SF Snoqualmie Area Pediatric Center Development In Line For Mitigated DNS Approval

### SNOQUALMIE

A medical development, planned for a site located at 9050 384th Avenue SE in the Snoqualmie area, is in line to be issued a mitigated determination of non-significance. The developers have requested



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permission to construct an 11,900 square foot building to be occupied by Encompass Snoqualmie Pediatric Center. Plans include common areas, connecting walkways, stormwater facilities and parking for 75 vehicles. The city of Snoqualmie, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Encompass NW. For additional information on this project, contact the applicant's contact, Trish Clements of Goldsmith Engineering, at 425-462-1080.

## 4-Story 26-Unit Ballard Area Residential Apartment Development In Design Review Phase

SEATTLE

A residential apartment project, in planning for a site located at 316 NE 202nd Avenue in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have requested permission to construct a 4-story apartment building containing 26 small efficiency dwelling units. No parking is proposed. The applicant for this project is Ofer Avnery. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Steve Bull, at 206-903-5414.

## 4-Story 30-Unit Rainer Beach Area Mixed-Use Apartment-Office

## Development Receives Conditional DNS Approval

SEATTLE

A mixed-use residential and office project, planned for a site located at 4354 S Henderson Street in the Seattle area, has been issued a determination of non-significance. The action will allow the developers to construct a 4-story apartment building with 30 dwelling units and 2,000 square feet office space. Plans include parking for 12 vehicles. The city of Seattle has issued the permitting, with conditions, to the applicant, who is Hamed Ted Saedi. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Jeremy Rene, at 206-721-1424.

## 50-Unit East Wenatchee Area Residential Development Receives DNS Approval

EAST WENATCHEE

A residential project slated for a 3.69-acre site located at 50 14th Street NE in the East Wenatchee area, has been issued a determination of non-significance. The action will allow the developers to construct five, 3-story 10-plex townhouse structures to house a total of 50 dwelling units. Plans include open space, a stormwater system, landscaping and parking for 135 vehicles. The city of East Wenatchee has issued the required permitting to the applicant, who is

Chase Cooper. For further information on this project, contact Mr. Cooper of 50 14th St LLC, at P.O. Box 2952, Wenatchee, WA 8807, or call 509-884-5396.

### **Lake Stevens Area Costco Warehouse Store Development In The Works**

#### *LAKE STEVENS*

A retail development, proposed for a site located at 2404 South Lake Stevens Road in the Lake Stevens area, is the subject of a recent application. The developers have requested permission to construct a Costco warehouse with a fuel station, roads, stormwater infrastructure and associated parking. The U.S. Army corps of Engineers has received

this request from the applicant's agent, Ed Sewall of Sewall Wetland Consulting. For additional information on this project, contact Jordan Bunch, corps project manager, at 206-764-3482.

### **43-Lot Kent Area Residential Subdivision Project In Application**

#### *KENT*

A residential subdivision development, proposed for a 7.18-acre property located at 24123, 24205 and 24275 120th Avenue SE in the Kent area, is the subject of a recent application. The developers have requested permission to divide the five land parcels into 43 single-family residential building lots. Plans call for recreation facilities

and associated stormwater facilities. The city of Kent has received this request from the owner, who is Main Vue WA LLC. The project will be known as Clark Lake Estates plat. For additional information on this project, contact the applicant's contact, Ivana Halvorsen of Barghausen Consulting Engineers, at 425-251-6222.

### **95,500 SF Burlington Area Industrial Warehouse Project In Line For Mitigated DNS Approval**

#### *BURLINGTON*

An industrial development, planned for a site located at the east side of Josh Wilson Road and east of the intersection with Higgins Airport Road in the Burlington area, is in line to be issued a mitigated determination of non-significance. The developers have requested permission to construct a 95,500 square foot warehouse for Legend Brands. Plans include underground utility connections to existing stubs, stormwater facilities, drive lanes, truck delivery areas, landscaping and asphalt parking. Skagit county, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Hill Investment Company. For additional information on this project, contact the applicant's contact, Tammy Zempel of Sound Development Group LLC, at 360-404-2010.

### **6-Story Mixed-Use Hotel-Retail**

### **Development Proposed For Central Area**

#### *SEATTLE*

A commercial project, proposed for a site located at 505 16th Avenue in the Seattle area, is the subject of a recent application. The developers have requested permission to construct a 6-story hotel with retail (Sanctuary at Cherry Hill Hospital). Plans include parking for six vehicles. The city of Seattle has received this request from the applicant, who is Perfect Wealth Investment LLC. For additional information on this project, contact the applicant's contact, Xiao Stoyanov, at 425-603-0088.

### **8-Unit Ballard Area Residential Townhouse Project In Design Review Phase**

#### *SEATTLE*

A residential townhouse development, in planning for a site located at 920 NW 54th Street in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have requested permission to construct a 3-story townhouse building containing eight dwelling units. No parking is proposed. The applicant for this project is Trevor Johnson. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Roque DeHerrera, at 206-255-0927.

### **4-Story 57-Unit North**



## **Seattle Area Residential Apartment Project In Design Review Phase**

### *SEATTLE*

A residential apartment development, in planning for a site located at 11224 Meridian Avenue North in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have requested permission to construct a 4-story apartment building with 57 dwelling units. The applicant for this project is Mark Vanderveen of Park Meridian LLC. For additional information on this project, contact the applicant's contact, Matt Driscoll, at 206-547-1761.

## **Arbor Heights Area Change-Of-Use Religious-To-School Expansion Project Receives Approval**

### *ARBOR HEIGHTS*

A change of use development, planned for a site located at 10404 34th Avenue SW in the Arbor Heights area, is the subject of developers plans to change the use of an existing religious facility to school classrooms. The city of Seattle has approved this request from Westside School. For additional information on this project, contact the applicant's contact, Lisa Hadley, at 8080478-8500.

## **4,300 SF Ridgefield Area Retail 7-Eleven Fuel Station Project Receives DNS Addendum**

### *RIDGEFIELD*

A retail development, slated for a property located at 6525 Pioneer Street and 70 South 65th Avenue in the Ridgefield area, has been issued an addendum to a previously issued determination of non-significance. The action will allow the developers to construct a 4,300 square foot 7-Eleven convenience store with a 6-pump fuel station. Plans include landscaping improvements and associated parking. The city of Ridgefield has issued the permitting to the applicant, who is MAJ Ridgefield LLC. The project will be known as MAJ 7-Eleven. For additional information on this project, contact the applicant's contact, Suzannah Stanley of Mackenzie, at [astanley@mcknze.com](mailto:astanley@mcknze.com), or call 360-857-5024.

## **8-Lot West Seattle Area Residential Subdivision Development Approved**

### *SEATTLE*

A residential subdivision development, planned for a site located at 3104 SW Avalon Way in the Seattle area, has been granted unit lot subdivision approval by the city of Seattle. The action will allow the developers to divide the site into eight residential building lots. The construction of residential units is listed under a separate project order. The applicant for this project is Mike Neuffer. For additional information on this project, contact the applicant's contact, Izabella Henry, at 206-297-0996.

## **8-Story 162-Unit Lower Queen Anne Area Residential Apartment Project In Early Design Review Phase**

### *SEATTLE*

A residential development, in planning for a site located at 2213 NE 125th Street in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have requested permission to construct an 8-story apartment building containing 162 dwelling units. Plans include parking for 106 vehicles. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Dave Tomson of SRM Development. For additional information on this project, contact the applicant's contact, Jodi Patterson-O'Hare, at 425-681-4718.

## **50-Lot Spanaway Area Residential Subdivision Project Receives DNS Approval**

### *SPANAWAY*

A residential subdivision development, slated for a 9.84-acre site located at 913 and 917 168th Street in the Spanaway area, has been issued a determination of non-significance. The action will allow the developers to divide the sites into 50 single-family residential building lots. Plans include 1.07-acres dedicated open space. Pierce County has issued the required permitting

to the applicant, who is Copper Ridge LLC. The project will be called the Landing at Spanaway Lake phase two. For additional information on this project, contact the applicant's contact, Savannah Hutchins or Craig Deaver of CES NW, at [shutchins@cesnwinc.com](mailto:shutchins@cesnwinc.com), [cdeaver@cesnwinc.com](mailto:cdeaver@cesnwinc.com), or call Tony Kantas at 253-798-2789.

## **44,000 SF Burlington Area Industrial Warehouse-Storage Project In Line For DNS Approval**

### *BURLINGTON*

An industrial development planned for a 2.02-acre site located at Lot D, south of 15934 Preston Place in the Burlington area, is in line to be issued a determination of non-significance. The developers have requested permission to construct a 44,000 square foot mini-storage or space to support a manufacturing/warehouse facility. Plans call for excavation of 6,600 cubic yards and placement of 4,000 cubic yards. Skagit County, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Bryan Sakuma. The project will be known as Sakuma site development. For additional information on this project, contact the applicant's contact, John Ravnik of Ravnik & Associates, at 360-707-2048.

## **63-Lot Tacoma Area Residential Subdivision Development Receives Mitigated DNS Approval**



## TACOMA

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A residential subdivision development, planned for a 14.14-acre site located at 1308 85th Street East in the Tacoma area, has been issued a mitigated determination of non-significance. The action will allow the developers to divide the site into 63 single-family residential building lots. Plans include 82,954 square feet recreation area and 56,478 square feet wetland and wetland buffer preservation. Pierce County has issued the permitting to the applicant, who is Sager Family Homes. The project will be called Hollow Pointe Park. For additional information on this project, contact the applicant's contact, Robert Humble, at 206-267-9277.

### **60,000 SF Lakewood Area Sound Transit Base Development Receives DNS Addendum**

#### LAKEWOOD

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A Sound Transit project, planned for a site located between Steilacoom Boulevard SW and 100th Street SW, along Lakeview Avenue SW in the Lake Area, has been issued an addendum to a previously issued determination of non-significance. Plans outline the existing 60,000 square foot maintenance building footprint expanded to 112,000 square foot to support planned and future Sound Transit Sounder commuter rail service. The applicant for this project is Sound Transit (Central Puget Sound Regional Transit Authority). The

project will be known as Sounder Maintenance Base Project (Sound Transit Sounder Yard and Shops Facility Project). For additional information on this project, contact Laura Swift of Sound Transit, at lauren.swift@soundtransit.org, or call 206-398-5302.

### **25-Story 90-Unit Denny Triangle Area Apartment-Hotel-Retail Project In Design Review Phase**

#### SEATTLE

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A mixed-use residential and commercial development, in planning for a site located at 1932 Ninth Avenue in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have requested permission to construct a 25-story hotel containing 90 apartment dwelling units and retail space. Plans do not include parking. The applicant for this project is Douglas Howe of HFH Seattle Two LLC. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Marianne Stover, at 206-790-6287.

### **18-Unit Lynden Area Residential Townhouse Project Receives DNS Approval**

#### LYNDEN

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A residential townhouse development slated for sites located at 1162, 1162 and 1166 East Grover Street

in the Lynden area, has been issued a determination of non-significance. The action will allow the developers to construct three townhouse buildings containing a total of 18 dwelling units. Plans include associated infrastructure on a 1.64-acre land parcel. The city of Lynden has issued the required permitting to the applicant, who is Tim VandeVegte. The project will be called Lyngrove Townhomes. For additional information on this project, contact Mr. VandeVegte of Primo Management LLC, at 760-805-1102.

### **75,000 SF Vancouver Area Warehouse Buildings Project In Line For DNS Approval**

#### VANCOUVER

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An industrial development, planned for a 4.56-acre property located at 15206 NE 15th Avenue in the Vancouver area, is in line to be issued a determination of non-significance. The developers have requested permission to construct two, 37,500 square foot warehouses. Clark County, using the optional SEPA process, is expected to issue the required permitting to the applicants, who are Rudy and Brian Lies. For additional information on this project, contact the applicant's contact, Andrew Gunther of PLS Engineering, at andrew@plsengineering.com, or call 564-397-4499.

### **23-Story 342-Unit Seattle Area Mixed-Use**

### **Apartment-Retail Project In The Works**

#### SEATTLE

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A mixed-use residential and retail development, proposed for a site located at 1300 NE 45th Street in the Seattle area, is the subject of a recent application. The developers have requested permission to construct a 23-story apartment building containing 342 dwelling units and retail space. Plans include parking for 53 vehicles. The city of Seattle has received this request from the applicant, who is Patrick Cahill of Brooklyn-CL LLC. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Maria Barrientos, at 206-369-6343.

### **48-Unit Bonney Lake Area Residential Apartment Development In Line For DNS Approval**

#### BONNEY LAKE

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A residential development, planned for a property located south of State Route 410, between 219th Avenue East and 221st Avenue East in the Bonney Lake area, is in line to be issued a determination of non-significance. The developers have requested permission to construct two apartment buildings containing a total of 48 dwelling units. Plans include a clubhouse, associated utilities and infrastructure improvements. The city of Bonney Lake,

# FRAMING THE SKY3 APARTMENTS

- **In August of 2015 the installation of framing commenced,**  
on the 15-Story **SKY3 Apartments** located at 11th and Jefferson in Portland Oregon.



- **In February of 2016 the framing installation was completed.**

The 186 unit structure, pictured in the above rendering, utilized **IGB Systems** patented light gauge, tubular steel **Modular Frame Building System (MFBS™)** In this project, the steel framing system was installed over a two level below-grade parking garage.

This multi-family residential complex is ideally located just steps away from the Portland State University campus, and features direct access to Hwy 26 and Interstate 405, offering excellent regional access to the property. The building is also close to Portland's major art and cultural venues.

The SKY3 Apartments are scheduled for occupancy in October of 2016.

Kim Nakamura, of Steel Panel Supply Inc (SPSI) was the Project Manager for the framing phase of the SKY3 project.

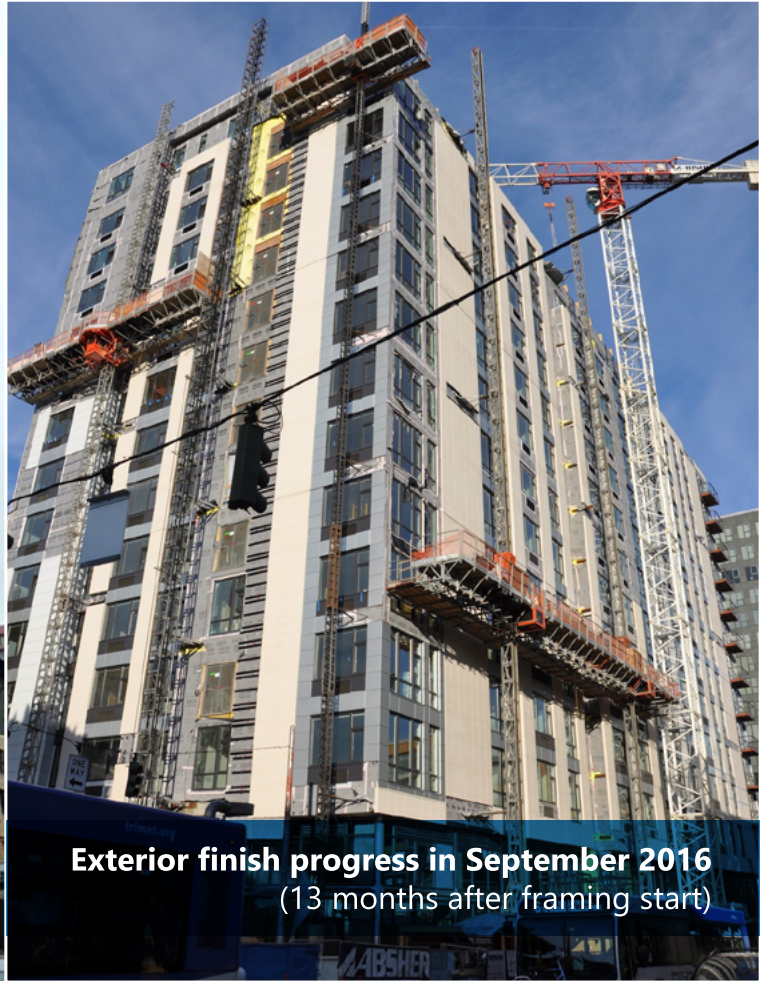
The MFBS™ steel framing panel modules were both fabricated and installed by Alliance Steel Fabrication of Tacoma Washington.

The framing team members included:

- The Architects: Ankron Moisan Associated Architects, Portland-Seattle-San Francisco
- The Structural Engineer: Blaze Bresko, Swenson Say Fagat, Seattle-Portland
- The framing project manager: Kim Nakamura, Steel Panel Supply Inc, Tacoma
- The fabricator-installer: Tom Thompson, Alliance Steel Fabrication, Tacoma
- The managing member of IGB Systems: Del Bonds, Bellevue

## FRAMING STAGES:





**Exterior finish progress in September 2016**  
(13 months after framing start)

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## SOME PRODUCT INFORMATION:

- Modular Frame Building System (MFBS™) wall **panels come in four types:** Shear, Bearing, Window, & Door panels.
- MFBS™ Integrated Brace **Shear Wall Panels do not require plywood, OSB or steel strong ties** to achieve structural shear or diaphragm.
- MFBS™ Gravity **Load Bearing Wall Panels do not require bridging, blocking, or hold-downs** to transfer loads.
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- MFBS™ wall panels integrate seamlessly with other construction components, you can use:
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  - Any truss system**
  - Any Exterior finish:** brick, stucco, metal, wood or specialty finishes
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  - Any Interior finish** all will be straight and true
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using the optional SEPA process, is expected to issue the required permitting to the applicant, who is DNR Jensen Rentals. The project will be known as Jensen 410 Apartments. For additional information on this project, contact the applicant's contact, Ian Faulds of LDC Inc., at 425-806-1869.

**14-Story 69-Unit Downtown Seattle Area Mixed-Use Apartment-Hotel-Retail Development In Design Review Phase**

*SEATTLE*

A mixed-use residential and commercial development, in planning for a site located at 414 Union Street in the Seattle area, is working its way through

the city of Seattle's design guidance-review process. The developers have requested permission to construct a 14-story apartment building with 69 dwelling units, hotel guest rooms and retail space. No parking is proposed. The applicant for this project is Thomas Jencks of Masterworks Development.

Construction will require the demolition and removal of existing structures on the site. For additional information on this project, contact the applicant's contact, Jodi Patterson-O'Hare, at 425-681-4718.

**7-Story 48-Unit Seattle Area Residential Apartment Development In The Works**

*SEATTLE*

A residential project, proposed for a site located at 4303 Seventh Avenue NE in the Seattle area, is the subject of a recent application. The developers have requested permission to construct a 7-story apartment building containing 48 small efficiency dwelling units. No parking is proposed. The city of Seattle has received this request from the applicant, who is Xin Yang. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Matt Driscoll, at 206-547-1761.

**31,360 SF Spokane Valley Area Medical**

**Detox Center Project In Line For DNS Approval**

*SPOKANE VALLEY*

A medical development, planned for a site located at 10305 East Montgomery Avenue in the Spokane Valley area, is in line to be issued a determination of non-significance. The developers have requested permission to convert an existing 31,360 square foot structure into a residential treatment facility to serve a maximum of 12 patients. The city of Spokane Valley, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Sequoia Detox Centers. The project will be called Sequoia Detox Residential Treatment Facility. For additional information on this project, contact

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the applicant's contact, Albert Merkel of Sequoia Detox Center, at sequoia-detoxcenters.com, or call 509-720-5031.

### **34-Lot Beacon Hill Area Residential Subdivision Development In The Works**

#### *SEATTLE*

A residential subdivision project, proposed for a site located at 7118 Beacon Avenue South in the Seattle area, is the subject of a revised application. The developers have requested permission to divide the site into 34 residential building lots. Construction of residential units and live-work units is under a separate project order. Environmental review has been conducted under a separate project order. The city of Seattle has received this request from the applicant, who is Erin Fowler of Century Communities. For additional information on this project, contact the applicant's contact, Izabella Phillips, at 206-297-0996.

### **5-Story 21-Unit Hillman City Area Mixed-Use Apartment-Retail**

### **Development In Application**

#### *SEATTLE*

A mixed-use residential and retail development, proposed on a site located at 4419 South Brandon Street in the Seattle area, is the subject of a recent application. The developers have requested permission to construct a 5-story apartment building containing 21 dwelling units and will feature retail space. No parking is proposed. The city of Seattle has received this request from the applicant, who is MCM Realty Investments. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Jon Graves, at 253-272-4214.

### **27-Lot Kent Area Residential Subdivision Project In The Works**

#### *KENT*

A residential subdivision development, proposed for a site located at 28424 144th Avenue SE in the Kent area, is the subject of a recent application. The developers have requested

permission to divide the single land parcel totaling 5-acres into 27 single-family residential building lots. Plans include landscape tracts, utility tracts and a critical area tract. The city of Kent has received this request from the applicant, who is Harbour Homes LLC. The project will be called Cordi. Construction will require the demolition and removal of existing structures on the site. For additional information on this project, contact the applicant's contact, Yoshio Piediscalzi of D.R. Consulting Engineers, at yoshio.piediscalzi@drstrong.com, or call 253-856-5448.

### **7-Story 260-Unit Beacon Hill Area Residential Apartment Development In Application**

#### *SEATTLE*

A residential project, proposed for a site located at 5722 35th Avenue South in the Seattle area, is the subject of a recent application. The developers have requested permission to construct a 7-story apartment building containing

260 dwelling units. Plans include parking for 153 vehicles. The city of Seattle has received this request from the applicant, who is Yu Li of Great Seattle Development LLC. For additional information on this project, contact the applicant's contact, Jeff Walls, at 206-466-1225.

### **7,600 SF Walla Walla Area Elks Lodge Development In Line For DNS Approval**

#### *WALLA WALLA*

A development planned for a property located north of East Rees Avenue at Par 72 Drive in the Walla Walla area, is in line to be issued a determination of non-significance. The developers have requested permission to construct a new 7,600 square foot Elks Lodge building. Plans include associated site improvements. The city of Walla Walla, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Walla Walla Elks Lodge No. 287. The project will be known as Walla Walla Elks Lodge No. 287. For additional information

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on this project, contact the applicant's contact, Linda A. Newcomb of Newcomb Architecture, at 509-301-9616.

### **8-Story 27-Unit Fremont Area Apartment Building Addition Project In The Works**

*SEATTLE*

An apartment addition project, proposed for a site located at 519 North Bowdoin Place in the Seattle area, is the subject of a recent application. The developers have requested permission to construct an 8-story, 27 dwelling unit addition to an existing 7-unit apartment building. The city of Seattle has received this request from the applicant, who is Edward Krigsman. For

additional information on this project, contact the applicant's contact, Andrew Van Leeuwen, at 206-940-4314.

### **7-Story 252-Unit Lake City Area Mixed-Use Apartment-Restaurant Development In Design Review Phase**

*SEATTLE*

A mixed-use residential and retail development, in planning for a site located at 12727 30th Avenue NE in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have requested permission to construct a 7-story apartment building containing 252 dwelling units and will feature a restaurant. Plans include

parking for 19 vehicles. The applicant for this project is Herman Mohazzabfar of The Caspian LLC. Construction will require the demolition and removal of existing structures on the site. For additional information on this project, contact the applicant's contact, Colleen O'Connor, at 206-706-3937.

### **9-Unit Walla Walla Area Residential Cottage Development In Line For DNS Approval**

*WALLA WALLA*

A residential development, planned for a .48-acre site located at 1239 Boyer Avenue in the Walla Walla area, is in line to be issued a determination of non-significance. The

developers have requested permission to construct nine residential dwelling units and associated site work. The city of Walla Walla, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Tumbleweed Property Partners Affiliated Dr LLC. Construction will require the demolition and removal of an existing residence and garage on the site. The project will be known as Boyer Cottages. For additional information on this project, contact the applicant's contact, Daniel Talbot, at 206-819-3692.

### **16,100 SF Kenmore Park Area Water Access Improvements Project In The Works**



## **GEOWALL APPROVED FOR WSDOT PROJECTS**

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## KENMORE

A park development, proposed for a property located at 7353 NE 175th Street in the Kenmore area, is the subject of a recent application. The developers have requested permission to expand water access at Squire's Landing Park by creating a 16,100 square foot permanent wetland buffer. Plans include dredging a manmade lagoon, creating habitat benches, improving boat access, installing two float and ramp systems and driving 10 piles. A permit application has been submitted to the U.S. Army Corps of Engineers. For additional information on this project, contact the applicant's contact, Maureen Colaizzi, at 425-398-8900.

## 37-Lot Edgewood Area Residential Subdivision Project In Line For DNS Approval

### EDGEWOOD

A residential subdivision development, planned for three lots located at 624 96th Avenue East in the Edgewood area, is in line to be issued a determination of non-significance. The developers have requested permission to divide the lots into 37 single-family residential building lots. The city of Edgewood, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Sager Development and Sager Family Homes. The project will be called Barth Estates. For additional information on this

project, contact the applicant's contact, Jennifer Caldwell of C.E.S. NW, at [JCaldwell@cesnwinc.com](mailto:JCaldwell@cesnwinc.com), or call 253-952-3299.

## Ellensburg Area Transfer Station Project Receives Mitigated DNS Approval

### ELLENSBURG

A county development, slated for a 50-acre site located west of US 97 and south of Old Highway 10 in the Ellensburg area, has been issued a mitigated determination of non-significance. The action will allow the developers to divide the site into two land parcels of 11 and 39-acres. Construction of a maintenance facility will be located on the smaller land parcel, to the north and the transfer station on the larger land parcel to the south. The city of Ellensburg has issued the required permitting to the applicant, who is Kittitas County Solid Waste. The project will be known as Kittitas County Transfer Station and Maintenance Facility. For additional information on this project, contact the applicant's contact, Patti Johnson, director of Kittitas County Solid Waste, at 509-962-7070.

## 95,500 SF Burlington Area Industrial Warehouse Project In Line For DNS Approval

### BURLINGTON

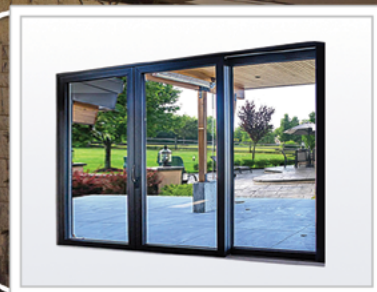
An industrial development, planned for a property located at the east side of Josh Wilson Road and east of the intersection with

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Higgins Airport Road in the Burlington area, is in line to be issued a determination of non-significance. The developers have requested permission to construct a 95,500 square foot warehouse with asphalt parking. Plans include truck delivery area, drive lanes, storm-water facilities, utility connections and associated landscaping. Skagit County, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Legends Brands. For additional information on this project, contact the applicant's contact, Tammy Zempel of Sound Development Group, at 360-404-2010.

**136-Unit Port Orchard Area**

**Residential Apartment Development Receives Mitigated DNS Approval**

*PORT ORCHARD*

A residential project slated for three tax land parcels totaling 8.28-acres located at 2000 SE Sedgwick Road in the Port Orchard area, has been issued a mitigated determination of non-significance. The action will allow the developers to construct five apartment buildings totaling 124,900 square feet to house 136 apartment dwelling units. The city of Port Orchard has issued the required permitting to the applicant, who is Snodgrass Freeman Associates. For additional information on this project, contact the applicant at 253-358-2662.

**5-Story 81-Unit Tacoma Area Residential Apartment Project Receives Mitigated DNS Approval**

*TACOMA*

A residential development, planned for a site located at 1634 East 32nd Street in the Tacoma area, has been issued a mitigated determination of non-significance. The action will allow the developers to construct a 5-story apartment building containing 81 dwelling units. Plans include garage parking for 35 vehicles. The city of Tacoma has issued the required permitting to the applicant, who is WGT LLC. Construction will require the demolition and removal of existing structures on the site. The project will be known as Bay Reach Apartments. For additional information on this project, contact the applicant's contact, Sitts & Hill Engineers, at 253-474-9449.

**Hillman City Area Change-Of-Use Church-To-Child Care Project In Application**

*SEATTLE*

A change of use development, proposed for a site located at 4455 South Brandon Street in the Seattle area, is the subject of a recent application. The developers have requested permission to change the use of an existing religious facility to a childcare center. Plans call for expanding the play area, provide parking for seven vehicles and relocate a shed. The city of Seattle has received this request

from the applicant, who is Sandra Nelson of Primm ABC Child Care Center. Construction will require the demolition and removal of an existing play shed on the site. For additional information on this project, contact the applicant's contact, Scott Stark, at 206-787-1387.

**50-Unit Live-Work Studios Development In Line For DNS Approval In Bellingham**

*BELLINGHAM*

A commercial project, planned for a site located at 801 Harris Avenue in the Bellingham area, is in line to be issued a determination of non-significance. The developers have requested permission to construct two live-work buildings containing 25 work studios each. Building A (west) will be three stories and Building B (east) will be four stories. Plans include storm water treatment facilities, landscaping and surface parking. The city of Bellingham, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is AVT Planning. The project will be called Fairhaven Work Studios. For additional information on this project, contact the applicant's contact, Ali Taysi of AVT Planning, at ali@avtplanning.com, or call 360-778-8359.

**14-Lot Ellensburg Area Residential Subdivision Project In Line For DNS Approval**

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## ELLENSBURG

A residential subdivision development, planned for two land parcels located south of East 26th Avenue, between Spar Lane and Ellington Street in the Ellensburg area, is in line to be issued a determination of non-significance. The developers have requested permission to divide the parcels into 14 single-family residential building lots. The city of Ellensburg, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Crytly Enterprises, at 360-220-6518.

### 14-Lot Olympia Area Residential Subdivision Project In The Works

## OLYMPIA

A residential subdivision development, proposed for a site located at 7630 Steilacoom Road SE in the Olympia area, is the subject of a recent application. The developers have requested permission to divide the site into 14 single-family residential building lots. Thurston County has received this request from the applicant, who is Satnam Singh. For additional information on this project, contact the applicant's contact, Nick Taylor of Iris Group Consulting, at [ntaylor@irisgroupconsulting.com](mailto:ntaylor@irisgroupconsulting.com), or call 360-786-5490.

### 3-Story 32-Unit Rainier Valley Area Mixed-Use Apartment-Retail-Restaurant Development Receives Conditional DNS Approval

## SEATTLE

A mixed-use residential and commercial development, planned for a site located at 7713 Rainier Avenue South in the Seattle area, is the subject of a recent application. The developers have requested permission to construct a 3-story apartment building containing 32 dwelling units, retail and restaurant space. Plans include parking for 17 vehicles. The city of Seattle has issued the permitting, with conditions, to the applicant, who is Hue Tan Le of Rainier 5101 LLC. For additional information

on this project, contact the applicant's contact, Michelle Linden, at 206-395-4392.

### 36-Unit Tacoma Area Mixed-Use Residential Townhouse & Live-Work Project Receives Mitigated DNS Approval

## TACOMA

A mixed-use development, planned for a .84-acre property located at 6805 Sixth Avenue in the Tacoma area, has been issued a mitigated determination of non-significance. The action will allow the developers to construct seven townhouse structures containing a total of 22 dwelling units and 14 live-work



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units. The city of Tacoma has issued the permitting to the applicant, who is Harman Construction LLC. For additional information on this project, contact the applicant's contact, Alex Harman of Harman Construction, at 253-301-3580.

### **30-Lot Marysville Area Residential Subdivision Development Receives Mitigated DNS Approval**

#### *MARYSVILLE*

A residential subdivision development, slated for a 4.67-acre site located at 5418 87th Avenue NE in the Marysville area, has been issued a mitigated determination of non-significance. The action will allow the developers to divide the site into 30 single-family residential building lots. The city of Marysville has issued the required permitting to the applicant, who is Pacific Ridge – DRH LLC. The project will be called Glenrock. For additional information on this project, contact the applicant's contact, Scott Borgeson of Pacific Ridge – DRH LLC, at 425-939-1182.

### **17,640 SF Vancouver Area Industrial Warehouse Project In Line For DNS Approval**

#### *VANCOUVER*

An industrial development, planned for a property located at 6409 East 18th Street in the Vancouver area, is in line to be issued a determination of non-significance. The developers have requested permission to construct

two warehouse buildings totaling 17,640 square feet. The buildings will be used for a mix of uses. The city of Vancouver, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is JMS Properties LLC. The project will be known as Park Warehouses. For additional information on this project, contact the applicant's contact, Kia Keyvani of Delta Management, at 360-696-4448.

### **26-Unit Seattle Area Residential Townhouse Development Receives Conditional DNS Approval**

#### *SEATTLE*

A residential townhouse project, planned for sites located at 2020, 2024, 2100 and 2106 NE 85th Street in the Seattle area, has been issued a determination of non-significance. The action will allow the developers to construct five townhouse buildings containing a total of 26 dwelling units. Plans include parking for 27 vehicles. This project is being considered with another project order for shared access. The city of Seattle has issued the permitting, with conditions, to the applicant, who is Brooke Friedlander of Mirra Homes. Construction will require the demolition and removal of existing structures on the site. For additional information on this project, contact the applicant's contact, Summer McEneny, at 206-693-3133.

### **2-Story 23,900 SF Bellevue Area Office & Amenities Building Project In Line For DNS Approval**

#### *BELLEVUE*

An office development, planned for a site located at 15900 SE Eastgate Way in the Bellevue area, is in line to be issued a determination of non-significance. The developers have requested permission to construct a 2-story, 23,900 square foot employee campus amenities and multi-tenant office building. Plans include a driveway, ADA route, sidewalks, trash enclosure, site improvements and associated landscaping. Two existing buildings on the site will remain. The city of Bellevue, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Lake Washington Partners. The project will be known as Eastgate Commons. For additional information on this project, contact the applicant's contact, Gabrielle Lefebvre of David Evans and Associates, at 425-415-2034.

### **44,000 SF Ephrata Area Industrial Warehouse Development In Line For DNS Approval**

#### *EPHRATA*

A warehouse project, planned for a site located at Road 5 Northwest in the Ephrata area, is in line to be issued a determination of non-significance. The developers have requested permission to construct a 44,000 square foot

warehouse with office and storage for tree grafting. Grant County, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Adams Cousins LLC. The project will be known as Willow Drive Nursery. For additional information on this project, contact the applicant's contact, Bruce Mathews of Black Rock Construction & Development, at Bruce@blackrockconst.com, or call 509-775-2011.

### **7-Story 106-Store Othello Station Area Mixed-Use Residential & Live-Work Project Receives DNS Approval**

#### *SEATTLE*

A mixed-use residential and commercial development, slated for a property 7357 43rd Avenue South in the Seattle area, has been issued a determination of non-significance. The action will allow the developers to construct a 7-story apartment building with 104 dwelling units, two live-work units and a community center. Plans do not include parking. The city of Seattle has issued the permitting, with conditions, to the applicant, who is Sharon Lee of the Low Income Housing Institute. Construction will require the demolition and removal of existing structures on the site. For additional information on this project, contact the applicant's contact, Michele Wang, at 206-518-5026.





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## 69-Lot Brush Prairie Area Residential Subdi- vision Development In Line For DNS Approval

*BRUSH PRAIRIE*

A residential subdivision development, planned for a 12.5-acre site located at 13811 NE 119th Street in the Brush Prairie area, is in line to be issued a determination of non-significance. The developers have requested permission to divide the site into 9 single-family residential building lots. Clark County, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Travis Johnson of PLS Engineering. The project will be known as Ritter subdivision. For additional information on this project, contact the applicant's contact, Travis Johnson of PLS Engineering, at [travis@plsengineering.com](mailto:travis@plsengineering.com), or call 564-397-5683.

## 24-Story 260-Unit Seattle Area Mixed-Use Apartment-Retail Development In Application

*SEATTLE*

A mixed-use residential and retail development, proposed for a site located at 4131 Brooklyn Avenue NE in the Seattle area, is the subject of a recent application. The developers have requested permission to construct a 24-story apartment building containing 260 dwelling units and will feature retail space. Plans include parking for 100 vehicles. The city of Seattle

has received this request from the applicant, who is Joseph Lee of Lee & Associates. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Matt Driscoll, at 206-547-1761.

## 5-Story 113-Unit Rainier Valley Area Residential Apartment Project In The Works

*SEATTLE*

A residential apartment development, proposed for a site located at 6515 38th Avenue South in the Rainier Valley area, is the subject of a recent application. The developers have requested permission to construct a 5-story apartment building containing 91 small efficiency dwelling units and 22 efficiency dwelling units. No parking is proposed. The city of Seattle has received this request from the applicant, who is Alyse Winterscheld of Isola Homes. For additional information on this project, contact the applicant's contact, Tim Carter, at 206-693-3133.

## 7-Story 200-Unit Crown Hill Area Mixed-Use Apartment-Retail Development In Early Design Phase

*SEATTLE*

A mixed-use residential and retail development, in planning for a site located at 8521 15th Avenue NW in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The

developers have requested permission to construct a 7-story apartment building with 200-units and retail space. Plans call for 104 parking spaces. The applicant for this project is Brad Reisinger of LMC. Construction will require the demolition and removal of existing structures on the site. For additional information on this project, contact the applicant's contact, Jodi Patterson-O'Hare, at 425-681-4718.

### **9-Lot Lynden Area Residential Subdivision Project Receives Mitigated DNS Approval**

#### *LYNDEN*

A residential subdivision development, slated for a 3.05-acre site located at 131 East Cedar Drive in the Lynden area, has been issued a mitigated determination of non-significance. The action will allow the developers to divide the site into nine single-family residential building lots. The city of Lynden has issued the required permitting to the applicant, who is Cedarbrook Partners. The project will be called Cedarbrook. For additional information on this project, contact the applicant's contact, Shane Bajema, at [bajemashane@gmail.com](mailto:bajemashane@gmail.com), or call 360-410-1554.

### **7-Story 186-Unit Seattle Area Mixed-Use Apartment-Retail Development In Process**

#### *SEATTLE*

A mixed-use residential and retail development,

proposed for a site located at 4732 Brooklyn Avenue NE in the Seattle area, is the subject of a recent application. The developers have requested permission to construct a 7-story apartment building with retail space. Plans include parking for 172 vehicles. The city of Seattle has received this revised request from the applicant, who is Campus USJV II LLC. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Jodi Patterson-O'Hare, at 425-681-4718.

### **170-Unit Pullman Area Residential Apartment Project Receives Mitigated DNS Approval**

#### *PULLMAN*

A residential apartment project slated for a property located at Northwest Hall Drive, Stadium Way, North Grand Avenue and Ritchie Street in the Pullman area, has been issued a mitigated determination of non-significance. The action will allow the developers to construct 170 apartment dwelling units. Plans include associated parking. The city of Pullman has issued the required permitting to the applicant, who is Gilbane Development Company. For additional information on this project, contact the applicant's contact, Andrew Ang, at 267-256-4516.

### **11.51-Acre Lacey Area**

### **Mixed-Use Retail-Apartment Development Receives DNS Approval**

#### *LACEY*

A mixed-use residential and retail development, planned for a 11.51-acre site located at 3200 Willamette Drive NE in the Lacey area, has been issued a determination of non-significance. The action will allow the developers to rezone the site to allow for a future shopping center and 9.51-acres devoted to high-density multi-family housing. The remaining 2-acres will be neighborhood commercial use. The city of Lacey has issued the permitting to the applicant, who is Ever success. The project will be known as Vicwood Meridian Campus. For additional information on this project, contact the applicant's contact, Dan Penrose of SCJ Alliance, at 360-352-1465.

### **9,244 SF Eatonville Area Commercial Development Receives Mitigated DNS Approval**

#### *EATONVILLE*

A commercial project slated for a site located at 307 Center Street in the Eatonville area, has been issued a mitigated determination of non-significance. The action will allow the developers to construct a 4,400 square foot warehouse and cider press, a 3,000 square foot drinking and eating establishment, a 1,300 square foot produce stand, outdoor and covered activities including a 160 square foot music stage and 384 square

feet patios and gazebos. The city of Eatonville has issued the permitting to the applicant, who is Mill Haus LLC. The project will be called Mill Haus Cidery. For additional information on this project, contact the applicant's contact, Mill Haus LLC, at 44077 161st Ave. E., Eatonville, WA 98328, or call Teri Svedahl at 360-832-3361.

### **8-Lot North Seattle Area Residential Subdivision Project Moving Forward**

#### *SEATTLE*

A residential subdivision development, proposed for a property located at 8841 Midvale Avenue North in the Seattle area, has been granted approval by the city of Seattle. The developers will proceed with plans to divide the property into eight unit lots. The construction of residential units is under a separate project order. The applicant for this project is Valery Kalashnikov. For additional information on this project, contact the applicant's contact, Mariah Gill, at 425-392-0250.

### **7-Story 275-Unit Seattle Area Mixed-Use Apartment-Retail Towers Development In Design Review Phase**

#### *SEATTLE*

A mixed-use residential and retail development, in planning for a site located at 4906 25th Avenue NE in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers

have requested permission to construct two, 7-story apartment towers containing a total of 275 dwelling units and will feature retail space. Plans include parking for up to 263 vehicles. The applicant for this project is Jeremiah Jolicoeur of Alliance Residential Company. For additional information on this project, contact the applicant's contact, Jon O-Hare, at 425-301-9541.

### **3-Story 9-Unit Kirkland Area Residential Apartment Project Receives DNS Approval**

#### *KIRKLAND*

A residential apartment development, slated for sites located 6211 and 6215 Lake Washington Boulevard NE in the Kirkland area, has been issued a determination of non-significance. The action will allow the developers to construct a 3-story apartment building to house a total of nine dwelling units. The building will face Lake Washington. The city of Kirkland has issued the required permitting to the applicant, who is BDR Holding LLC. Construction will require the demolition and removal of an existing residence on the site. The project will be known as Evoke multifamily. For additional information on this project, contact the applicant's contact, Kevin Sutton of MZA Architecture, at 425-559-7888.

### **Spokane Area Commercial Building Development In Line**

### **For DNS Approval**

#### *SPOKANE*

A commercial development, planned for a site located at 2712 North Ruby Street in the Spokane area, is in line to be issued a determination of non-significance. The developers have requested permission to construct a building with utilities, drainage and parking improvements. The city of Spokane, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Neil Quaintance. The project will be called Auto Credit Sales. Construction will require the demolition and removal of six existing structures on the site. For additional information on this project, contact the applicant's contact, Leslie Perez of Storhaug Engineering, at 509-242-1000.

### **24-Unit Yelm Area Residential Apartment Project Receives Mitigated DNS Approval**

#### *YELM*

A residential apartment development slated for a site located at 16516 Creek Lane SE in the Yelm area, has been issued a mitigated determination of non-significance. The action will allow the developers to construct a 24-unit addition to an existing 28-unit apartment complex. Plans include utility connections, stormwater facilities, lighting, landscaping and site improvements. The city of Yelm has issued the permitting to the applicant, who is Yelm Creek

Lane LLC. The project will be called Yelm Creek Lane Apartments. For additional information on this project, contact the applicant's contact, The Rants Group, at 360-943-8060.

### **9,800 SF Mead Area Commercial Office-Shop Development In Line For DNS Approval**

#### *MEAD*

A commercial project, planned for a site located at 11612 North Market Street in the Mead area, is in line to be issued a determination of non-significance. The developers have requested permission to construct a 9,800 square foot commercial office and storage shop building. Spokane County, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Keith and Jane Anderson. The project will be known as Keith's Lawn & Landscaping. For additional information on this project, contact the applicant's contact, Paul Harrington, at 3421 S. Henry Road, Greenacres, WA 99016, or call Dawn Dompier at 509-477-7206.

### **6,000 SF Fife Area Retail Porsche Dealership Expansion Project In the Works**

#### *FIFE*

A retail development, proposed for a site located at 1701 Alexander Avenue East in the Fife area, is the subject of a recent application. The developers have requested permission to construct an additional

6,000 square feet to extend the service area of an existing auto dealership. The extended servicing area will be extended to the north. The city of Fife has received this request by the applicant, who is Larson Automotive Group. The project will be known as Larson Automotive Fife Porsche addition. For additional information on this project, contact the applicant's contact, Todd Sawin of AHBL, at 253-383-2422.

### **8-Lot Duvall Area Residential Subdivision Development Receives DNS Approval**

#### *DUVALL*

A residential subdivision project slated for a 9.04-acre site located at 14202 Batten Road in the Duvall area, has been issued a mitigated determination of non-significance. The action will allow the developers to divide the site into eight single-family residential building lots. The city of Duvall has issued the required permitting to the applicant, who is Triton Homes LLC. The project will be called Batten Creek preliminary plat. For further information on this project, contact the applicant's contact, Brian Kalab of Insight Engineering Company, at 425-303-9363.

### **8-Lot Everson Area Agriculture & Residential Subdivision Development In Line For DNS Approval**

#### *EVERSON*

A large mixed-use subdivision development, planned for 8-lots subject to the provisions of the agricultural protection overlay, located at 5992 Mission Rd in the Everson area, is in line to be issued a determination of non-significance. The developers have requested permission to divide the site into 40.16-acres residential with seven residential clustered lots and one agricultural reserve tract. Whatcom County is expected to issue the required permitting to the applicant, who is Glen and Alice Dykstra of Whatcom Land Use Consulting LLC. The project will be called River Ridge Estates. For additional information on this project, contact the applicant's contact, Jamie White, at 360-961-2489.

### **Lake City area Change-Of-Use Residence-To-Classrooms Project In Application**

#### *SEATTLE*

A change of use development, proposed for a site located at 12718 35th Avenue NE in the Seattle area, is the subject of a recent application. The developers have requested permission to change the use of an existing single-family residence to private institution classrooms. The city of Seattle has received this request from the applicant, who is Sharon Bellingham of Laurel Academy. For additional information on this project, contact the applicant's contact, Anjali Grant, at 206-512-4209.

### **160-Unit Silverdale Area Residential Apartment Development In Line For Mitigated DNS Approval**

#### *SILVERDALE*

A residential apartment project, planned for a 5.34-acre site located at 9506 Mickelberry Road NW in the Silverdale area, is in line to be issued a mitigated determination of non-significance. The developers have requested permission to construct four, 26,260 square foot apartment buildings containing a total of 160 dwelling units and a 3,270 square foot community club house. Kitsap County, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Silverview LLC. The project will be called Silver View Apartments. For additional information on this project, contact the applicant's contact, Scott Rhodes of Innova Architects, at 253-572-4903.

### **3-Story 11-Unit Bellingham Area Residential Transitional Housing Project In Line For DNS Approval**

#### *BELLINGHAM*

A residential development, planned for a site located 1701 Gladstone Street in the Bellingham area, is in line to be issued a determination of non-significance. The developers have requested permission to construct a 3-story apartment building containing 11 dwelling units for transitional and permanent supportive

housing for women and their children. Plans include licensed childcare, offices, common space, outdoor play area and residents garden area. The city of Bellingham, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Lydia Place. The project will be known as Heart House and Early Learning Center. For additional information on this project, contact the applicant's contact, Zach Newhard of Zervas Architects, at 360-734-4744.

### **9-Unit Olympic Hills Area Residential Project In Application**

#### *SEATTLE*

A residential development, proposed for a property located at 2212 NE 125th Street in the Seattle area, is the subject of a recent application. The developers have requested permission to construct nine, 2-story single-family residences. Plans include parking for 21 vehicles. The city of Seattle has received this request from the applicant, who is Linda Pruitt of The Cottage Company. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Ms. Pruitt, at 206-852-3755.

### **10-Unit Renton Area Residential Townhouse Development In Line For DNS Approval**

#### *RENTON*

A residential townhouse project, planned for sites located at 1507 and 1513 Kirkland Avenue in the Renton area, is in line to be issued a determination of non-significance. The developers have requested permission to construct two, 5-unit townhouse structures. The city of Renton, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Genesis Homes LLC. The project will be known as Emerald Highlands. Construction will require the demolition and removal of existing structures on the site. For additional information on this project, contact the applicant's contact, James W. Howton, at 425-985-2024.

### **7-Story 186-Unit U District Area Mixed-Use Apartment-Retail Development In The Works**

#### *SEATTLE*

A mixed-use residential and retail development, proposed for a site located at 4732 Brooklyn Avenue NE in the Seattle area, is the subject of a revised application. Plans outline construction of a 7-story apartment building containing 186 dwelling units and retail space. Plans include parking for 172 vehicles. Early design guidance review was conducted under a separate project order. The city of Seattle has received this request from the applicant, who is Campus UW JV II LLC. Construction will require the demolition

and removal of an existing building on the site. For more information on this project, contact the applicant's contact, Jodi Patterson-O'Hare, at 425-681-4718.

### **25-Lot Spokane Valley Area Residential Subdivision Project Receives Mitigated DNS Approval**

#### *SPOKANE VALLEY*

A residential subdivision development, planned for a 4.67-acre site located the intersection of Corbin Lane and Mission Avenue in the Spokane Valley area, has been issued a mitigated determination of non-significance. The action will allow the developers to divide the site into 25 single-family residential building lots. The city of Spokane has issued the required permitting to the applicant, who is Viking builders LLC. The project will be known as Riverbend at Mission. For additional information on this project, contact the applicant's contact, Ray Kimball of Whipple Consulting Engineers, at 509-893-2617.

### **78,000 SF Moses Lake Area Aircraft Hangar Development In Line For DNS Approval**

#### *MOSES LAKE*

A development planned for a property located at 7972 Andrews Street NE in the Moses Lake area, is in line to be issued a determination of non-significance. The developers have requested permission to construct a 78,000 square foot pre-engineered

metal building to be used as an aircraft hangar. Future plans call for construction of an additional 8,100 square feet. Grant County, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is AeroTec LLC. Construction will require the demolition and removal of two existing structures on the site. For additional information on this project, contact the applicant's contact, Matt Davis of AeroTec, at 7976 Andrews St. NE, Suite 2113, Moses Lake, WA 98837, or call 509-775-2011.

### **14-Lot Rainier Valley Area Residential Subdivision Project In Application**

#### *SEATTLE*

A residential subdivision project, proposed for a site located at 7508 43rd Avenue South in the Seattle area, is the subject of a recent application. The developers have requested permission to divide the site into 14 single-family residential building lots. The city of Seattle has received this request from the applicant, who is Rob McVicars of Build Sound LLC. For additional information on this project, contact the applicant's contact, Michael Pollard, at 206-818-2595.

### **103,000 SF Bellingham Area Aircraft Hangars-Offices Project Receives Mitigated DNS Approval**

#### *BELLINGHAM*

A large development

slated for a site located at 4001 Williamson Way in the Bellingham area, has been issued a mitigated determination of non-significance. The action will allow the developers to redevelop the former 93,000 square foot Bellingham Air National Guard Station at the Bellingham International Airport into airplane hangars. Plans include site regrading, adding new utility services and constructing multiple hangars with associated office space. Whatcom County has issued the required permitting to the applicant, who is Centrex Construction. The project will be called Bellingham Alpha Air Park. For additional information on this project, contact the applicant's contact, Tony Freeland of Freeland and Associates, at 360-650-1408.

### **7-Story 200-Unit Crown Hill Area Mixed-Use Apartment-Retail Development In Design Review Phase**

#### *SEATTLE*

A mixed-use residential-retail project, in planning for a site located at 8521 15th Avenue NW in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have plans to construct a 7-story apartment building containing 200 dwelling units and retail space. The applicant for this project is Brad Raisinger of LMC. For additional information on this project, contact

the applicant's contact, Jodi Patterson-O'Hare, at 425-681-4718.

### **11-Unit North Seattle Area Residential Apartment Project In Design Review Phase**

#### *SEATTLE*

A residential development, in planning for a site located at 10705 Interlake Avenue North in the Seattle area, is working its way through the city of Seattle's design guidance-review process. The developers have plans to construct an 11-unit apartment building. Plans call for parking for two vehicles. The applicant for this project is Minjun Wu. Construction will require the demolition and removal of an existing structure on the site. For additional information on this project, contact the applicant's contact, Julyenne Chhor, at 206-883-8918.

### **26-Lot Spokane Valley Area Residential Subdivision Development In The Works**

#### *SPOKANE VALLEY*

A residential subdivision project, proposed for a 4.7-acre site located at 5107 North Mayhew Road in the Spokane Valley area, is the subject of a recent application. The developers have requested permission to divide the site into 26 single-family residential building lots. Plans include associated roads and swales. The city of Spokane Valley has received this request from the applicant, who

is KJT LLC. For additional information on this project, contact the applicant's contact, Ken Tupper, at ktupper@lnlhomes.com, or call 509-720-5031.

### **Battle Ground Area Mixed-Use Residential-Retail-Office Project In Line For DNS Approval**

#### *BATTLE GROUND*

A mixed-use development, planned for a property located north of State Route 502 and south of NW Second Street in the Battle Ground area, is in line to be issued a determination of non-significance. The developers have requested permission to construct ground-level retail with office space and a parking garage with residential dwelling units above. The city of Battle Ground, using the optional SEPA process, is expected to issue the required permitting to the applicant. The project will be called Daybreak Village. For additional information on this project, contact the applicant's contact, Ed Greer of Wyndham Enterprises, at 360-904-4964.

### **65,000 SF Spokane Area Industrial Manufacturing Facility Development In Line For DNS Approval**

#### *SPOKANE*

An industrial project, planned for a site located at 9110 West Granite Avenue in the Spokane area, is in line to be issued a determination of non-significance. The

developers have requested permission to construct of a 2-story, 65,000 square foot light-manufacturing and warehouse facility. Plans include site improvements an development. The city of Spokane Valley, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is Selkirk Pharma. The project will be known as Selkirk Pharma manufacturing facility. For additional information on this project, contact the applicant's contact, Paul Levernier, director of facilities for Selkirk Pharma, at 509-340-9909.

### **40-Lot Quincy Area Residential Subdivision & Commercial Project In The Works**

#### *QUINCY*

A phased mixed-use residential subdivision and commercial project, proposed for a 40.6-acre site located at 9100 Crescent Bar Road NW in the Quincy area, is the subject of a recent application. The developers have requested permission to divide the site into 40 single-family residential building lots and one mini-storage garage lot. Plans include four open space tracts and one tract for future commercial use. Phase I will consist of a 53-unit mini-storage facility, roads and open space. Phase II will consist of 11 residential building lots, a pool and amenity lot, a commercial tract and an open space area. Phase III consists of 14 residential building lots, a utility and

access tract and two open space lots. Grant County has received this request from the applicant, who is Hadley Properties. The project will be called Vineyards at Crescent Ridge. For additional information on this project, contact the applicant's contact, Todd Oberg of The Blueline Group, at toberg@thebluelinegroup.com, or call 25-250-7224.

### **22-Lot Everett Area Residential Subdivision Development Receives DNS Approval**

#### *EVERETT*

A residential subdivision project, slated for a site located at 13621 Cascadian Way in the Everett area, has been issued a determination of non-significance. The action will allow the developers to divide the site into 22 single-family residential building lots. Snohomish County has issued the required permitting to the applicant, who is Land Resources NW. The project will be known as Shadowcreek Lane. For additional information on this project, contact the applicant's contact, Jen Haugen of Land Regulations, at jen@orcali.com, or call 425-388-3311.

### **Browns Point Area Mixed-Use Assisted Living-Commercial Project In The Works**

#### *TACOMA*

A development proposed for a 3.2-acre site located at 1000 Town Center NE in the Tacoma area, is the subject of a recent

application. The developers have requested permission to construct a 5-story, 135,000 square foot assisted-living building with 108 assisted/congregate care living units and resident and services space. The second building will be 3-story, 103,500 square foot with 12,000 square feet new/replacement restaurant uses, 15,000 square feet general retail use and 17 apartment dwelling units that are likely age-qualified. Plans call for structured parking to accommodate 100 vehicles. Pierce County has received this request from the applicant, who is Browns Point LLC. The project will be known as Browns Point Town Center. For additional information on this project, contact the applicant's contact, Brittany Port of AHBL, at 253-383-2422.

### **45-Lot Spokane Area Residential Subdivision Development In application**

#### *SPOKANE*

A residential subdivision project, proposed for a 12.15-acre property located at the intersection of West Basalt Ridge Drive and West Boulder Ridge Drive in the Eagle Ridge Community of the Spokane area, is the subject of a recent application. The developers have requested permission to divide the property into 45 single-family residential building lots. The city of Spokane has received this recent request from the applicant, who is MSK LLC. The project will be

called Tangle Ridge. For additional information on this project, contact the applicant's contact, For additional information on this project, contact the applicant's contact, Todd Whipple of Whipple Consulting Engineers, at 509-893-2617.

**83-Unit 6-Story 4,200 SF Spokane Area Mixed-Use Affordable Apartments-Retail Project In Line For DNS Approval**

*SPOKANE*

A mixed-use residential-retail project, planned for a site located at 124

Wall Street in the Spokane area, is in line to be issued a determination of non-significance. The developers have requested permission to renovate an existing 6-story building with 83 affordable dwelling units and 4,200 square feet, ground-level retail space. The city of Spokane, using the optional SEPA process, is expected to issue the required permitting to the applicant, who is 124 S. Wall Street Partners LLC. For additional information on this project, contact the applicant's contact, Sam Shastany of DCI Engineers, at 509-455-4448.



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