

# WCE

---

Whipple Consulting Engineers, Inc  
A Civil and Transportation Engineering Company  
2528 N. Sullivan Road, Spokane Valley, WA 99216

---

## **NOTICE** OF **SECOND TRAFFIC INFORMATION MEETING FOR THE PROPOSED TWISTED WILLOWS RESIDENTIAL DEVELOPMENT**

---

Notice is hereby given that a **Second Traffic Information Meeting** will be held on **Monday, July 27<sup>th</sup>, 2015** from **6:00 PM to 7:00 PM** at the **Moran Prairie Library** located at **6004 S. Regal St., Spokane, WA 99223**. This meeting is for the purpose of reporting the findings of a traffic study for the proposed **Twisted Willows Residential Development**.

**Proposed Project:** The development of 42.8 ac +/- into 109 single family residential lots located east of 43<sup>rd</sup> Ave and Custer Street.

**Proposed Project Location:** The property is located in Section 35, Township 25 North, Range 43 East, Spokane County, WA.

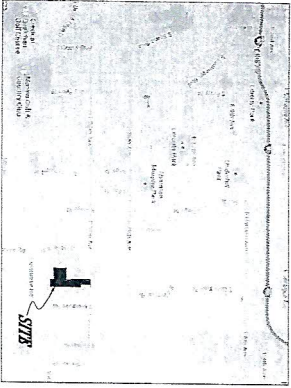
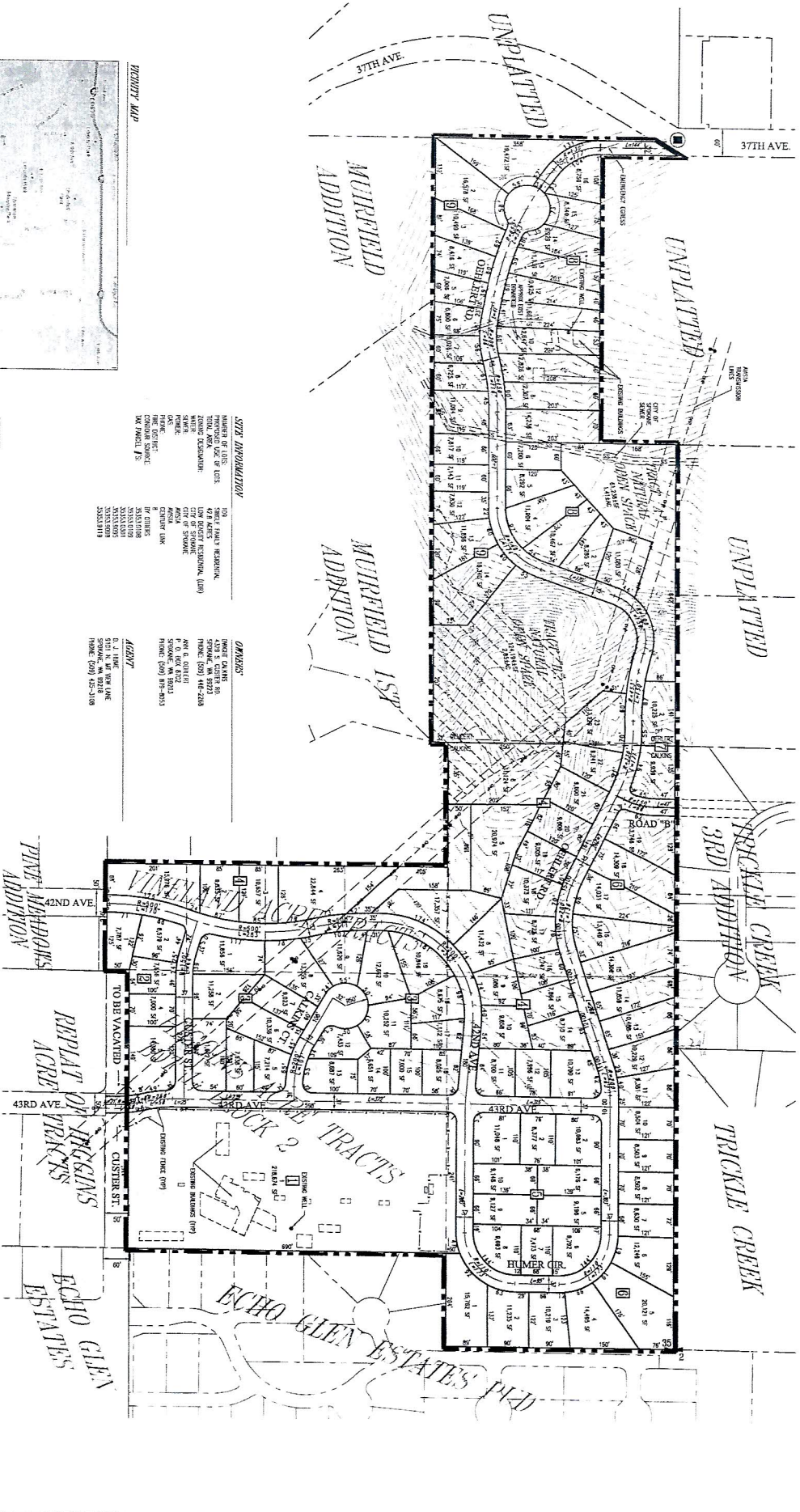
**Purpose of Meeting:** This meeting is being held to fulfill the requirements of the city of Spokane to provide a traffic Impact study for the above referenced project. This is a follow up meeting to report the findings of the traffic study that was scoped at the first meeting. Please note, that while a brief project overview will be given, this is not a project meeting, items such as appropriate land use, other pending Land Use decisions, plats or ancillary issues **should not** be discussed at this meeting. The purpose of this meeting is to report the findings of the completed traffic study to you the public.

**Proponent:**

Agent/Representative: Todd R. Whipple, P.E., Whipple Consulting Engineers;

**FOR MORE INFORMATION CALL: Ben Goodmansen at WCE at (509) 893-2617**

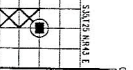
PRELIMINARY PLAN OF  
**TWISTED WILLOWS**  
 PORTION OF W1/2 OF SECTION 36, T25N, R42E, W1M.  
 SPOKANE COUNTY, WASHINGTON



- LEGEND**
- SECTION CORNER
  - 1/4 SECTION
  - CENTER SECTION
  - PROPERTY BOUNDARIES

- 1/4 SECTION
- SECTION CORNER
- PROPERTY BOUNDARIES
- ADJOINING PROPERTIES
- OWNER NAME
- OWNER ADDRESS
- OWNER PHONE
- OWNER FAX
- OWNER EMAIL
- OWNER WEBSITE
- OWNER SOCIAL MEDIA
- OWNER CONTACT INFO

- 1/4 SECTION
- SECTION CORNER
- PROPERTY BOUNDARIES
- ADJOINING PROPERTIES
- OWNER NAME
- OWNER ADDRESS
- OWNER PHONE
- OWNER FAX
- OWNER EMAIL
- OWNER WEBSITE
- OWNER SOCIAL MEDIA
- OWNER CONTACT INFO



VERTICAL CURVE METHOD, 1971

**Shaner & Associates, P.C.**  
 14 N. CHASE ROAD, SPOKANE, WASHINGTON 99216 (509) 487-2261

**CALENS & ORRIS**  
 PROJECT NO. 1710

SPOKANE COUNTY, WA

**STATE INFORMATION**

NUMBER OF LOTS: 108  
 TOTAL AREA ACRES: 108.00  
 TOTAL AREA SQ. FT.: 4,672,800.00  
 CITY OF SPOKANE  
 COUNTY OF SPOKANE  
 STATE OF WASHINGTON  
 DATE OF RECORDATION: 08/23/2011

**OWNERS**

AGENT: SHANER & ASSOCIATES, P.C.  
 ADDRESS: 14 N. CHASE ROAD, SPOKANE, WA 99216  
 PHONE: (509) 487-2261  
 FAX: (509) 487-2262  
 WEBSITE: WWW.SHANERANDASSOCIATES.COM

**AGENT**

D. J. HINE  
 9121 N. WILSON AVE.  
 SPOKANE, WA 99218  
 PHONE: (509) 825-1108