

NOTICE OF APPLICATION

City of Liberty Lake Planning & Building Services (Review Authority) has published this Notice of Application to provide the opportunity to comment on the described proposal. The comment period ends 14 calendar days from the date issued. During this period, written comments may be submitted to the Review Authority. The file may be examined 8:00 a.m. to 5:00 p.m. Monday through Friday (except holidays) at City Hall. Project info is also available on the City website at <http://www.libertylakewa.gov/196/Public-Notices>. Questions may be directed to the Project Coordinator listed below.

Proposal File #: CP-2016.0162 **Zoning:** M-2 (Community Center Mixed Use)

Proposal: Country Vista Retail Shell Building

Proposal Description: 12,395 sq. ft. retail shell building with associated grading, drainage, utilities, landscaping, & parking improvements

Site Address: 21801 E. Country Vista Dr., Liberty Lake, WA 99019

General Location: NW Corner of Country Vista Dr. & Whitman Ln. (Parcel # 55161.9167)

Abbreviated Legal Description - Section: 16 **Township:** 25N **Range:** 45E

Property Owner: Statewide Mortgage Service

Owner: Kunpeng, LLC (Peter Chen) **Phone:** 509-943-5200

Contact: RGU Architecture (Rick Giberson) **Phone:** 509-591-0980

Application Date: 9/26/16 **Determination of Completeness Issued:** 9/29/16

Notice of Application Issued: 10/5/16 **Comment Deadline:** 4pm, 10/19/16

City of Liberty Lake Permits Included in Application: City Building Permits will need to be issued prior to beginning construction.

Other Permits: Liberty Lake Sewer & Water District permits & approvals, WA State Dept. of Ecology (DOE) permits & approvals, and Spokane Clean Air permits & approvals may need to be issued prior to construction.

Required & Existing Studies: A SEPA Checklist has been completed.

Environmental Review: City of Liberty Lake Planning & Building Services is reviewing the proposed project for probable adverse environmental impacts and expects to issue a Mitigated Determination of Nonsignificance (MDNS) for this project. Any SEPA appeal is governed by the City of Liberty Lake Environmental Ordinance and such appeal shall be filed within fourteen (14) days after the notice that the determination has been made and is appealable. The optional DNS process in WAC 197-11-355 is being used and this may be your only opportunity to comment on the environmental impacts of this portion of the proposal. A copy of the subsequent threshold determination for this proposal may be obtained upon request and will be supplied to reviewing agencies. Probable MDNS Conditions: Harvard Road Mitigation and other conditions as recommended by reviewing agencies.

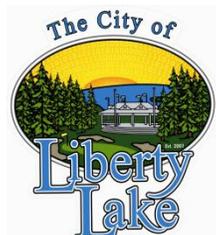
Development Regulations: City of Liberty Lake Development & Building Codes, Standards for Street and Sewer Construction, and the Stormwater Management Manual are the primary City regulations applicable to the site.

Consistency: In consideration of the above referenced development regulations and typical conditions and/or mitigating measures, the proposal is found to be consistent, as provided in RCW 36.70B.040, with the "type of land use", "level of development", "infrastructure", and "character of development".

Written Comments: Agencies, tribes, and the public are encouraged to review and provide written comments on the proposed project and its probable environmental impacts. All comments received within 14 calendar days of the date this Notice of Application is issued, will be considered prior to making a decision on this application.

Public Hearing: As a Type I Project Permit, this action **is not** subject to a future public hearing.

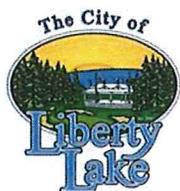
REVIEW AUTHORITY: PROJECT COORDINATOR: Amanda Tainio, Planning & Building Services Manager



Planning & Building Services
22710 E. Country Vista, Liberty Lake, WA 99019
Phone: (509) 755-6700, Fax: (509) 755-6713, www.libertylakewa.gov

Date Issued: October 5, 2016

Signature: Amanda Tainio



SEPA CHECKLIST

Liberty Lake Planning & Building Services
 22710 E. Country Vista Drive, Liberty Lake WA 99019
 Phone: (509) 755-6707 Fax: (509) 755 6713
 Website: www.libertylakewa.gov

City Development Code Article 10-6A, Environmental Ordinance

PURPOSE OF CHECKLIST

The State Environmental Policy Act (SEPA) chapter 43.21C RCW, requires all governmental agencies to consider the environmental impacts of a proposal before making decisions. An environmental impact statement (EIS) must be prepared for all proposals with probable significant adverse impacts on the quality of the environment. The purpose of this checklist is to provide information to help you and the agency identify impact from your proposal (and to reduce or avoid impacts from the proposal, if it can be done) and to help the agency decide whether an EIS is required.

INSTRUCTIONS FOR APPLICANTS

This environmental checklist asks you to describe some basic information about your proposal. Governmental agencies use this checklist to determine whether the environmental impacts of your proposal are significant, requiring preparation of an EIS. Answer the questions briefly, with the most precise information known, or give the best description you can.

You must answer each question accurately and carefully, to the best of your knowledge. In most cases, you should be able to answer the questions from your own observations or project plans without the need to hire experts. If you really do not know the answer, or if a question does not apply to your proposal, write "do not know" or "does not apply". Complete answers to the questions now may avoid unnecessary delays later.

Some questions ask about governmental regulations, such as zoning, shoreline, and landmark designations. Answer these questions if you can. If you have problems, the governmental agencies can assist you.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

USE OF CHECKLIST FOR NON-PROJECT PROPOSALS

Complete this checklist for non-project proposals, even though questions may be answered "does not apply." IN ADDITION, complete the SUPPLEMENTAL SHEET FOR NON-PROJECT ACTIONS (part D).

For non-project actions, the references in the checklist to the words "project," "applicant," and "property or site" should be read as "proposal," "proposer," and "affected geographic area," respectively.

A. BACKGROUND

1.	Name of proposed project & file #, if applicable: Retail Shell Building
2.	Name of applicant: Kunpeng LLC c/o Peter Chen or Kyo Ho Hwang
3.	Address and phone number of applicant: 832 Summerhill Ridge Dr NW Issaquah, WA 98027 (509) 943-5200
4.	Name of contact person: Rick Giberson
5.	Address and phone number of contact person: 1600- N 20th Ave Suite E Pasco WA 99301 (509) 591-0980
6.	Date checklist prepared: 9/19/2016
7.	Agency requesting checklist: City of Liberty Lake, WA
8.	Proposed timing or schedule (including phasing, if applicable): Construction is expected to begin in late Fall 2016, and continue to late Spring 2017
9.	a. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain. This application includes the shell building only. Interior improvements will be per separate submittal. Future uses include 6,395 sq ft restaurant, and 6,000 sq ft of mixed retail uses.
	b. Do you own or have options on land nearby or adjacent to this proposal? If yes, explain. No.

10. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

A Phase I Environmental Site Assessment Report was prepared for the Liberty Lake Land Company LLC in 2004. The Report was for all 47.53 acres within the Binding Site Plan, of which this parcel was a part.

A geotechnical report has been prepared for this property by All West Testing and Engineering, August 31, 2016

11. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.

None are known, other than the proposed apartment complex across Country Vista to the south.

12. List any government approvals or permits that will be needed for your proposal, if known.

Liberty Lake Building Permit
Liberty Lake grading and utilities
Liberty Lake Site Plan Review

13. Give a brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page.

This application is for a 12,395 square foot wood framed, single story building on a 1.29 acre site. Project will include site utilities, grading, storm drainage and site improvements including landscaping, lighting, and amenities.

This application includes the shell building only. Interior improvements will be per separate submittal. Future uses include 6,395 sq ft restaurant, and 6,000 sq ft of mixed retail uses.

14. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit application related to this checklist.

Address: 21801 E Country Vista Dr, Liberty Lake WA
A portion of Section 16, Township 25 North, Range 45 East, W.M.

15. Does the proposed action lie within the Aquifer Sensitive Area (ASA)? The General Sewer Service Area? The Priority Sewer Service Area? (See: Spokane County's ASA Overlay zone Atlas for boundaries).

The proposed action lies within the ASA. The project is located in the City of Liberty Lake and has access to all necessary provided utilities.

B. ENVIRONMENTAL ELEMENTS:

1. EARTH

a. General description of the site (circle one): flat, rolling, hilly, steep slopes, mountainous, other:
Slight slopes.

b. What is the steepest slope on the site (approximate percent slope)? 7.5%

c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)?
If you know the classification of agricultural soils, specify them and note any prime farmland.

Well draining material formed from sandy & gravelly glacial deposits.

USDA SCS maps the soil as "Urban Land Opportunity complex".

d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.

No.

e. Describe the purpose, type and approximate quantities of any filling or grading proposed. Indicate source of fill.

Geotechnical report states that on site soils are suitable for building foundations and parking lots. Therefore most of the grading will use on site materials, rather than fill. Approximately 100 yards of structural fill (gravel) will be required to complete foundation work.

f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.

Wind erosion could occur due to construction activities.

g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?

Approximately 65%.

h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:

During construction, contractor will employ water trucks and/or sprinklers to control windborn dust and erosion.

Following construction the site will either be impervious, or irrigated landscape.

2. AIR

a. What type of emissions to the air would result from the proposal (i.e., dust, automobile, odors, industrial, wood smoke) during construction and when the project is completed? If any, generally describe and give approximate quantities, if known.

During construction activities, there will be an increase in emissions from construction equipment. When the project is complete, there could be an increase in emissions from vehicular traffic to and from the site.

b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.

None are known.

c. Proposed measures to reduce or control emissions or other impacts to air, if any:

3. WATER

a. Surface:

1) Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.

None are known.

2) Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.

N/A

3) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.

N/A

4) Will the proposal require surface water withdrawals or diversions? Give a general description, purpose, and approximate quantities if known.

No.

5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.

No.

6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

No.

b. Ground:

1) Will groundwater be withdrawn, or will water be discharged to ground water? Give general description, purpose, and approximate quantities if known.

No.

2) Describe waste material that will be discharged into the ground from septic tanks or other sanitary waste treatment facility. Describe the general size of the system, the number of houses to be served (if applicable), or the number of persons the system(s) are expected to serve.

N/A

3) Describe any systems, other than those designed for the disposal of sanitary waste, installed for the purpose of discharging fluids below the ground surface (including systems such as those for the disposal of storm water or drainage from floor drains). Describe the type of system, the amount of material to be disposed of through the system and the types of materials likely to be disposed of (including materials which may enter the system inadvertently through spills or as a result of fire fighting activities).

The project is located within the ASA of the City. The project will follow the requirements of the Spokane Regional Stormwater manual. The site storm water will be collected from the non-pollution generating surface of the roof and will be discharged into the ground via a drywell system. The storm water from the asphalt parking areas will be collected using catch basins, pipes, and grading to convey to the master swale to the east, which will treat the runoff from this development.

4) Will any chemicals (especially organic solvents or petroleum fuels) be stored in above-ground or underground storage tanks? If so, what types and quantities of materials will be stored?

No.

5) What protective measures will be taken to ensure that leaks or spills of any chemicals stored or used on site will not be allowed to percolate to groundwater (this includes measures to keep chemicals out of disposal systems described in 3b(2) and 3b(3)?

N/A

c. Water Runoff (including storm water)

1) Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.

Storm water will be collected from the roof (clean) and from parking lots. Storm water will be directed to a surface grassy swale on the property directly to the east. The swale was constructed specifically for the purpose of dissipating and filtering stormwater from this and adjacent lots.

2) Will any chemicals be stored, handled or used on the site in a location where a spill or leak will drain to surface or groundwater or to a storm water disposal system discharging to surface or groundwater?

No.

3) Could waste materials enter ground or surface waters? If so, generally describe.

No.

d. Proposed measures to reduce or control surface, ground, and runoff water impacts, if any (if the proposed action lies within the Aquifer Sensitive Area be especially clear on explanations relating to facilities concerning Sections 3b(4), 3b(5), and 3c(2) of this checklist).

Water runoff for this project is conveyed to an existing vegetated swale, which will treat pollutants prior to percolating through to the ground.

4. PLANTS

a. Check or circle types of vegetation found on the site:

deciduous tree: alder, maple, aspen, other

evergreen tree: fir, cedar, pine, other

shrubs

grass

pasture

crop or grain

wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other

water plants: water lily, eelgrass, milfoil, other

other types of vegetation: weeds

b. What kind and amount of vegetation will be removed or altered?

The street trees and turf grass at the streetside of the site will be preserved. All of the rest of the native grasses and weeds will be removed.

c. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any:

Irrigated landscaping will be installed meeting the requirements of the Liberty Lake Development Code.

5. ANIMALS

a. Circle any birds and animals which have been observed on or near the site or are known to be on or near the site:

birds: hawk, heron, eagle, songbirds, other:

mammals: deer, bear, elk, beaver, other:

fish: bass, salmon, trout, herring, shellfish, other:

b. List any threatened or endangered species known to be on or near the site.

None are known to be on or near the site.

c. Is the site part of a migration route? If so, explain.

Other than regional migration routes for birds, the site is not part of a specific migration route.

d. Proposed measures to preserve or enhance wildlife, if any:

Irrigated landscape areas may potentially enhance certain wildlife species.

6. ENERGY AND NATURAL RESOURCES

a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.

Natural gas for heat and restaurant cooking.
Electricity for power, lighting, and cooling.

b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.

The project would not block solar access for adjacent properties.

c. What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any:

The project will meet or exceed the mechanical, electrical, and envelope requirements of the Washington State Non-Residential Energy Code.

7. ENVIRONMENTAL HEALTH

a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste, that could occur as a result of this proposal? If so, describe.

The project does not contain environmental health hazards.

1) Describe special emergency services that might be required.

No special emergency services will be required.

2) Proposed measures to reduce or control environmental health hazards, if any:

N/A

b. Noise

1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?

Some noise from I-90 and E Country Vista Dr will be present, but will not affect the project.

2) What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site.

During construction, noise from equipment and truck traffic will be created. After construction, noise will be generated by traffic.

3) Proposed measure to reduce or control noise impacts, if any:

During construction, operations will be limited to the hours of 7am to 6 pm.

8. LAND AND SHORELINE USE

a. What is the current use of the site and adjacent properties?

The site is currently vacant.
The adjacent property to the west is a drainage swale.
The adjacent property to the north is a Home Depot hardware store.
Properties to the east south are retail oriented.

b. Has the site been used for agriculture? If so, describe.

Not in recent history.

c. Describe any structures on the site.

There is a monument sign at the southeast corner, otherwise no structures.

d. Will any structures be demolished? If so, which?

No.

e. What is the current zoning classification of the site? M2 Community Center Mixed Use

f. What is the current Comprehensive Plan land use designation of the site?

Community Center Mixed use

g. If applicable, what is the current shoreline master program designation of the site?

N/A

h. Has any part of the site been classified as an "environmentally sensitive" area? If so, specify.

No.

i. Approximately how many people would reside or work in the completed project?

Work: Between 15 and 25

Reside: none

j. Approximately how many people would the completed project displace?

None.

k. Proposed measures to avoid or reduce displacement impacts, if any:

N/A

l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:

The proposed uses are compatible with current zoning and the Comp Plan.

9. HOUSING

a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.

None.

b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.

None.

c. Proposed measures to reduce or control housing impacts, if any:

N/A

10. AESTHETICS

a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?

28 feet.
Exterior materials are stucco, simulated stone, and glass.

b. What views in the immediate vicinity would be altered or obstructed?

None.

c. Proposed measures to reduce or control aesthetic impacts, if any:

The building and site are being designed to be in compliance with Sections 2 and 3 of the Liberty Lake Development Code, pertaining to design.

11. LIGHT AND GLARE

a. What type of light or glare will the proposal produce? What time of day would it mainly occur?

The parking lot will be lit for safety at night, with building mounted lighting for safety and accent.

b. Could light or glare from the finished project be a safety hazard or interfere with views?

No.

c. What existing off-site sources of light or glare may affect your proposal?

None are known.

d. Proposed measures to reduce or control light and glare impacts, if any:

Parking lot lighting is designed to meet the requirements of Liberty Lake Development Code Section 10-3F to minimize light pollution, light trespass, and prevent glare.

12. RECREATION

a. What designated and informal recreational opportunities are in the immediate vicinity?

None are in the immediate vicinity.

b. Would the proposed project displace any existing recreational uses? If so, describe.

No.

c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:

N/A

13. HISTORIC AND CULTURAL PRESERVATION

a. Are there any places or objects listed on, or proposed for, national, state, or local preservation registers, known to be on or next to the site? If so, generally describe.

No.

b. Generally describe any landmarks or evidence of historic, archaeological, scientific or cultural importance known to be on or next to the site.

None known.

c. Proposed measures to reduce or control impacts, if any:

N/A

14. TRANSPORTATION

a. Identify public streets and highways serving the site and describe proposed access to the existing street system. Show on site plans, if any.

The site fronts E Country Vista Dr, and Whitman Lane.
Access to the site is through a "stub road" on Home Depot property, accessed from Whitman Lane.

b. Is site currently served by public transit? If not, what is the approximate distance to the nearest transit stop?

The site is not served by transit. Spokane Transit Authority route 98 has a stop at the intersection of E Country Vista Dr and N Liberty Lake Road, approx 1/2 mile to the east.

c. How many parking spaces would the completed project have? How many would the project eliminate?

61 parking spaces, none displaced.

d. Will the proposal require any new roads or streets, or improvements to existing roads or streets, not including driveways? If so, generally describe (indicate whether public or private).

No improvements to existing roads, streets, or driveways is required.

e. Will the project use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.

No.

f. How many vehicular trips per day would be generated by the completed project? If known, indicate when peak volumes would occur.

Vehicle trips per day is estimated at 320 with maximum occupancy.
ITE Trip Generation Manual indicates PM Peak hour trip generation at 48.

g. Proposed measures to reduce or control transportation impacts, if any:

The applicant will participate in the Harvard Road Mitigation Plan in lieu of a transportation impact study.

15. PUBLIC SERVICES

a. Would the project result in an increased need for public services (for example: fire protection, police protection, health care, schools, other)? If so, generally describe.

The completed project would result in a minor increased need for public services commensurate with the future uses of restaurant and small retail.

b. Proposed measures to reduce or control direct impacts on public services, if any.

The building will be fully fire sprinklered and have a supervised fire alarm system, which could potentially reduce fire protection needs.

16. UTILITIES

a. Circle utilities currently available at the site: electricity, natural gas, water, refuse service, telephone, sanitary sewer, septic system, other:

b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

Electricity and Natural Gas: Avista Utilities

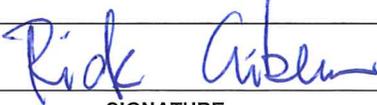
Sewer and Water: Liberty Lake Sewer and Water District

Refuse Collection: Waste Management of Spokane

general construction consists of grading, building construction, placement of utilities, site construction and landscaping.

C. SIGNATURE

I, the undersigned, swear under the penalty of perjury that the above responses are made truthfully and to the best of my knowledge. I also understand that, should there be any willful misrepresentation or willful lack of full disclosure on my part, the agency may withdraw any determination of non-significance that it might issue in reliance upon this checklist.

Proponent:	Rick Giberson			
	PRINT NAME	SIGNATURE		
Proponent Address:	1600 N 20th Ave Suite E	Pasco	WA	99301
	STREET ADDRESS	CITY	STATE	ZIP
Proponent Phone:	509 591 0980	Proponent Fax:		
Person completing the form:	Rick Giberson - RGU Architecture			
Phone:	509 591 0980	Date:	Sept 23,2016	

FOR PLANNING & BUILDING SERVICES USE ONLY

Staff Member(s) Reviewing Checklist: **Amanda Tainio**

Date Checklist Reviewed: **9/29/16**

Based on this staff review of the environmental checklist and other pertinent information, the staff:

- A. Concludes that there are no probable significant adverse impacts and recommends a determination of nonsignificance (DNS).
- B.** Concludes that probable significant adverse environmental impacts do exist for the current proposal and recommends a mitigated determination of nonsignificance with conditions (MDNS).
- C. Concludes that there are probable significant adverse environmental impacts and recommends a determination of significance (DS).

REFER TO FEE SCHEDULE FOR FILING FEE

NON-PROJECT ACTIONS MUST ALSO COMPLETE THE SUPPLEMENTAL SHEET - PART D



Civil Engineering

Danny Patterson, P.E.
1923 W. Fairview
Spokane, WA 99205
C: 509.293.7455
Email: 4TYCivil@gmail.com

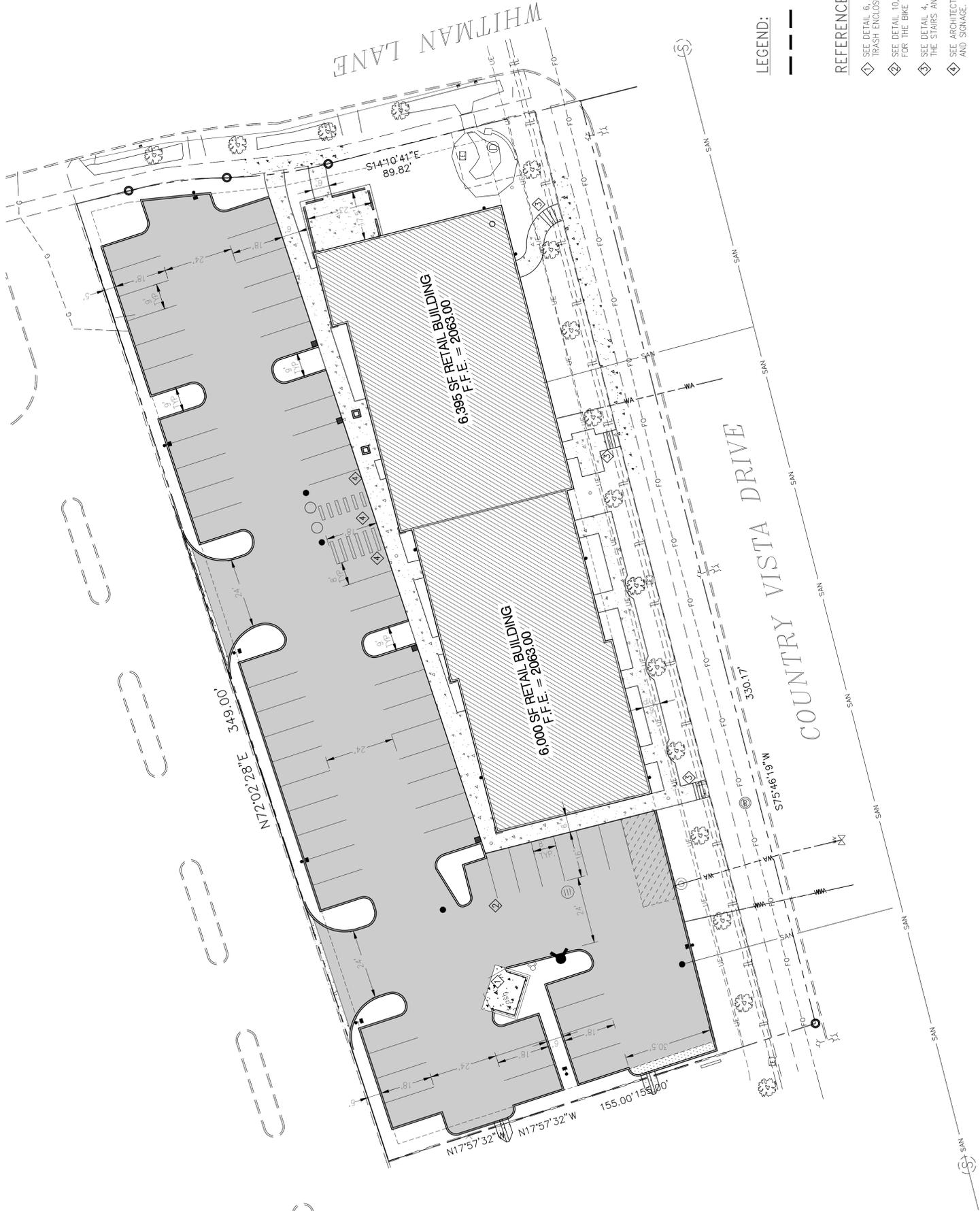


SITE PLAN INFORMATION:

Name of project: Liberty Lake Retail Building Date: 9/16/16
Street address: 21801 E Country Vista Dr., Liberty Lake, WA
Legal Description: Parcel # 55161.9167
Owner: Peter Chen, 832 Summerhill Ridge Dr. NW, Issaquah, WA 98027
Engineer/Architect: Danny Patterson, P.E. / Rick Giberson, AIA
Contractor: Baker Construction
New Construction: Empty
Existing Building Use: Empty
Proposed Use: Retail Building

Lot area (square feet): 56,050 Sq.Ft.
Percentage of lot covered by building(s): ~22%
Area of lot covered by Hard surfacing of any kind: ~73%

Project Description: Retail Building with parking and associated landscaping is proposed to be constructed on the empty parcel in Liberty Lake. The site is located in the Geographic Planning District. The proposed building is located on the east part of the site to bare. There are no water bodies onsite but the site is located over the aquifer.



LEGEND:

--- LIMITS OF WORK

REFERENCE NOTES:

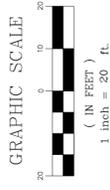
- ◆ SEE DETAIL 6, SHEET A504 OF THE ARCHITECTURAL PLANS FOR TRASH ENCLOSURE.
- ◆ SEE DETAIL 10, SHEET A504 OF THE ARCHITECTURAL PLANS FOR THE BIKE RACK.
- ◆ SEE DETAIL 4, SHEET A504 OF THE ARCHITECTURAL PLANS FOR THE STAIRS AND RAILING.
- ◆ SEE ARCHITECTURAL PLANS FOR TYPICAL ADA PARKING DETAILS AND SIGNAGE.

CONTRACTOR NOTE:

ALL EXISTING UTILITIES SHOWN ON PLANS ARE TO BE VERIFIED HORIZONTALLY AND VERTICALLY FROM EXISTING RECORDS AND FIELD SURVEYING. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION AND DEPTH OF ALL UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND RECORDS FROM THE CITY OF LIBERTY LAKE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND RECORDS FROM THE CITY OF LIBERTY LAKE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND RECORDS FROM THE CITY OF LIBERTY LAKE.



UNDERGROUND SERVICE ALERT
ONE-CALL NUMBER
(800)424-5555
CALL TWO BUSINESS DAYS
BEFORE YOU DIG



21801 E. COUNTRY VISTA DR.
LIBERTY LAKE, WA

SITE PLAN

C2.1

4TY.MO. DATE
1602 DRAWN
9-1-16 REVIEWED
DJP

**PERMIT
DRAWINGS
LIBERTY LAKE RETAIL**

#	REVISIONS DESCRIPTION	DATE