

Ash Place Townhouse Proposal

Major Concern: Change of lot size

Informational webpage URL: <https://concernedcompanions.com/ash>

Immediate concern to our neighborhood:

1. Density
2. Increase traffic
3. Building up – unsure how many levels (3 with 30’ “average height” limit)
4. Will multiple families/units per lot be allowed under City’s new, accommodative zoning?
5. Limited parking (1 car garage + driveway)
6. No yards

Future concern to our neighborhood:

1. Future example - all properties will be able to be subdivided and built on in this way
 - a. Homes will be torn down and replaced
2. Single family residence will be replaced with rentals, duplex, triplex, four-plex, and skinny houses – this is an existing concern under new zoning laws
3. Change the neighborhood completely

Call to Action!

1. Hearing Examiner estimated to meet in Spring 2024; ground breaking in Fall 2024
2. Determine State and City Zoning Laws
3. Properties on the east side of Drumheller Springs that are indicated on the City of Spokane Applicant Proposal Map – 9 lots. Who owns these – one is currently for sale. What does this mean?
4. Drumheller Springs - Lots south of the alley are owned by the city? Lots near the corner of Elm and Euclid are also owned by the City What does this mean?
5. Compilation of Pros and Cons to the proposed change (immediate & future)
6. Compilation of neighborhood concern specific to proposed change (immediate & future)
7. Compilation of Questions to ask the City
8. Compilation of Questions to ask the Builder and Owner (Grove Road LLC)
9. Determine who owns Gove Road LLC – what types of properties/clientele history
10. Determine how to involve neighbors ... flyers, email, phone, etc.
11. Determine date/time/location of meeting
12. How to get neighbors involved – determine block leaders
13. Determine date/time/location of meeting

Dennis and Michele Flynn
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Meet to discuss call to action: Wednesday, November 29 @ 6:00 pm at 2108 West Euclid
OR ...

Visit (<https://concernedcompanions.com/ash>) and/or email Dennis to sign up to if interested in learning more and being part of the team to understand what this proposal means and how we can make sure our neighborhood voice is heard.

Below is the map used to inform neighbors of the proposed plan. Please note the majority of the people impacted were not notified.

