

March 11, 2011

Dear Neighbor,

This is a follow-up to a letter we sent back in mid-January to let our neighbors know that Avista has filed an application with the City of Spokane to change the zoning for our Ross Court and adjacent properties from commercial office and residential to light industrial.

The City of Spokane has a clearly defined rezoning process. We're currently in the midst of a 60-day public comment period. However, Avista has worked with the City of Spokane to extend the public comment period 20 days beyond the standard 60-days to ensure sufficient time is provided for neighbors to comment on the proposed zoning change. The revised deadline for public comment is now April 5.

Based on the comments we've received from neighbors so far, Avista has decided to modify our proposal by reducing the size of area that we're requesting to be rezoned. Enclosed you'll find a copy of the official notice and a revised map that identifies the specific properties to which the zoning change would apply.

While we have no immediate construction plans for these properties, we know that demand for energy will continue to grow and we'll need adequate space to continue serving our customers well. We're currently maximizing our existing corporate Mission campus, and eventually we anticipate the need to expand our facilities to meet these growing customer needs. The zoning request will provide Avista the necessary flexibility in the future as our business needs grow and evolve.

Avista has a long-standing commitment to reach out to neighbors in the immediate vicinity whenever we're planning projects that impact our neighborhood, so that we can work together to improve the neighborhood and have the best outcome for all of us who live and work here.

We're proud of the collaborative approach we utilized during the recent North Crescent realignment project – and we look forward to working with you again as we continue our rezoning process.

Sincerely,

A handwritten signature in black ink, appearing to read "Rodney J. Staton".

Rod Staton
Avista Project Manager
(509) 495-4131

Enclosures (2)

**NOTICE OF APPLICATION AND SEPA REVIEW
PROPOSED COMPREHENSIVE PLAN AMENDMENT
LAND USE MAP CHANGE**

WRITTEN COMMENT HAS BEEN EXTENDED TO APRIL 5, 2011

Notice is hereby given that Avista applied for a Comprehensive Plan Land Use Map Change on October 26, 2010. This application was complete on January 5, 2011. On March 8, 2011 Avista requested a revision to the original application removing the properties within Granite Street, North Crescent Avenue, North Center Street, and Ross Court. The properties for the revised zone change request are located at 1709 E. Upriver Dr., 1603, 1611, 1619, 1623, 1631 E. North Crescent Ave., 2018, 2022, 2220 N. North Center St., 2021, and 2029 N. Hamlin St. Any person may submit written comments on the proposed actions or call for additional information at:

*Planning Services Department
Attn: Tami Palmquist, City Planner
808 West Spokane Falls Boulevard
Spokane, WA 99201-3333
Phone (509) 625-6157
tpalmquist@spokanecity.org*

APPLICATION INFORMATION

SUBJECT: Land Use Map Change for approximately 6 acres from Office and Residential 15-30 to Light Industrial.

APPLICANT/ Avista Corporation

AGENT: Attn: Robin Bekkedahl
PO Box 3727 MSC-21
Spokane, WA 99220-3727
(509) 495-8657

PROPERTY Avista Corporation (owns a portion of the parcels)

OWNER(S): Attn: Robin Bekkedahl
PO Box 3727 MSC-21
Spokane, WA 99220-3727
(509) 495-8657

File Number: Z1000046-COMP. All documents relating to this amendment are available for download at www.spokaneplanning.org/comp_plan_amendments.html

Location: The properties are located at 1709 E. Upriver Dr., 1603, 1611, 1619, 1623, 1631 E. North Crescent Ave., 2018, 2022, 2220 N. North Center St., 2021, and 2029 N. Hamlin St. Parcel numbers 35093.1314, .0603, .0604, .0605, .0607, .0609, .0702, .0703, .0704, .0708, and .0709. Please refer to the attached map for more location information.

SEPA: This proposal will be reviewed under the State Environmental Policy Act (SEPA) under Spokane Municipal Code Section 17E.050. Comments will be accepted on environmental issues and any environmental documents related to the proposed action.

