

Land Use Solutions & Entitlement

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(Sent via email)

5-24-23

Board of County Commissioners C/O

Mr. Scott Chesney, Director
Spokane County Building and Planning Services
1026 W Broadway Avenue
Spokane WA 99260

Ref: Proposed Zoning Text Amendment "Gun & Archery Range"

Mr. Chesney:

On behalf of my client, Spokane Gun Club, I hereby request that your department consider and process this text amendment request to clarify the allowed uses within a gun and archery range.

The bases for, and the proposed text amendment, are as follows:

14.402.040 Criteria for Amendment (4).

4) An amendment is necessary to clarify the meaning or intent of the Zoning Code.

The definition as currently written, fails to recognize the diversity of activities associated with a gun club as historically allowed, including but not limited to, concessions, retail product associated with its users, or overnight camping provisions for event participants.

In contrast, the definition of a permitted outright golf course states that the facility may include a clubhouse, with related retail sales including a pro shop, restaurant/food and alcohol service in 3 separate Rural zones.

14.402.080 Amendment Procedures – Zoning Text 1.b.

An interested party may request that the Board initiate a zoning text amendment by submitting a request to the Department which will then be forwarded to the Board for consideration. A request to initiate an amendment is subject to a non-refundable review

fee. If initiated by the Board, the request will be processed by the Department subject to formal application and applicable fees.

Thereafter, the procedure shall follow 14.402.080 (2-6).

Existing Text:

14.300 Definitions: Gun and Archery Range “A facility or area used for archery and/or the discharging of firearms, including rifles, pistols, or shot guns, for the purpose of target practice.

14.618.240 Conditional Use Standards and Criteria (10) Gun and archery ranges (RT zone)

a. The minimum lot area is 40 acres.

b. The Hearing Examiner may prescribe conditions of approval to assure mitigation of safety and noise impacts.

c) The use shall be subject to restrictions and conditions, as may be imposed by the Hearings Examiner under Chapter 14.404.

Proposed text changes in italics

14.300 Definitions:

Expand the definition of “Gun and Archery Range” in Chapter 14.300 Spokane County Zone Code to be inclusive of the accessory uses associated with a viable gun club operation.

Gun and Archery Range: A facility or area used for archery and/or the discharging of firearms, including rifles, pistols, or shotguns, for the purpose of target practice *and firearm safety. The gun and archery range may include recreational services, facilities, and activities for utilization by the gun or archery participants and may include recreational vehicle park-campgrounds that are limited to said participants of scheduled events of the Archery or Gun Club program.*

14.618.240 (10) Revise the criteria for a Conditional Use Permit to be inclusive of the above definition.

14.618.240 (10) Gun and archery ranges in RT zone:

a) The minimum lot area is 40 acres.

- b) The site shall have a minimum frontage of 600' along a Rural Arterials or Collectors, or other classification when deemed adequate and safe for the intended use.*
- c) Traveled roadways on site shall be private and paved. The Hearings Examiner may waive this requirement, provided impacts can be adequately addressed.*
- d) Accessory uses, including management headquarters, recreation facilities, restrooms, dumping stations, showers, laundry facilities and other uses and structures customarily incidental to operation of a Gun and Archery Range are permitted as accessory uses. In addition, food service and retail sales including sports equipment and supplies, guns, ammunition, bows, arrows, and other associated supplies are permitted within the establishment but not intended for general public patronage.*
- e) Event participants may stay overnight with RV's, camp trailers, or tents*
- f) Recreational Vehicle stalls shall average 1500 sf.in order to accommodate on site vehicle parking of one additional car park per stall.*
- g) Entrances and exits to and from the site, shall be designed for safe movement of traffic onto and off of, the County roadway.*
- h) The RV and camping use shall be in compliance with applicable health regulations regarding sewage and water.*
- i) The use shall be subject to restrictions and conditions, as may be imposed by the Hearings Examiner under chapter 14.404 to assure safety and noise impact mitigation.*

Please include me in the discussions with the Board concerning this matter. Upon their recommendation to your department to allow the text amendments, we will provide the non-refundable application fee of \$3168.65.

Respectfully Submitted

Dwight J Hume

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Copy: Tom Nihoul, President