



September 1, 2022

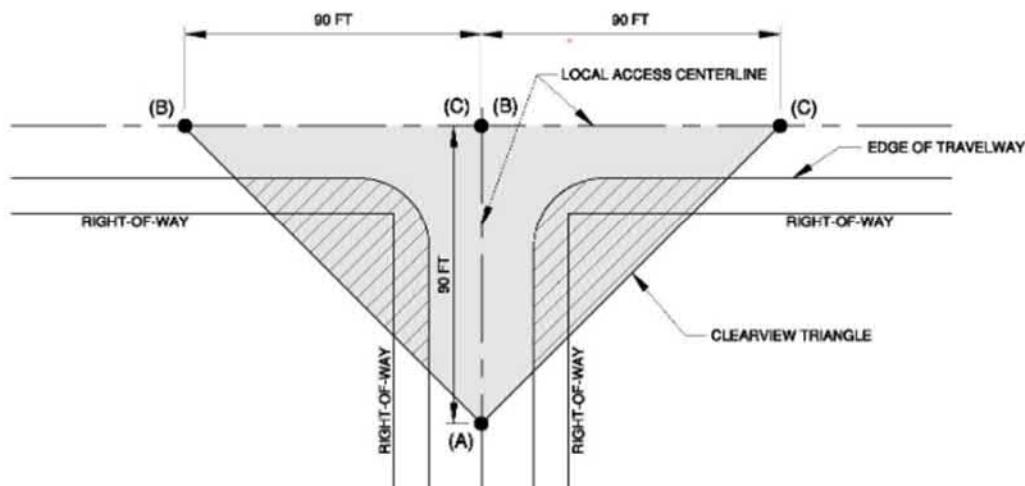
Jeremy Clark and Ryan Kipp
10210 E. Sprague Avenue
Spokane Valley, Washington 99206

RE: Coleman Road Sight Distance

Mr. Clark and Mr. Kipp,

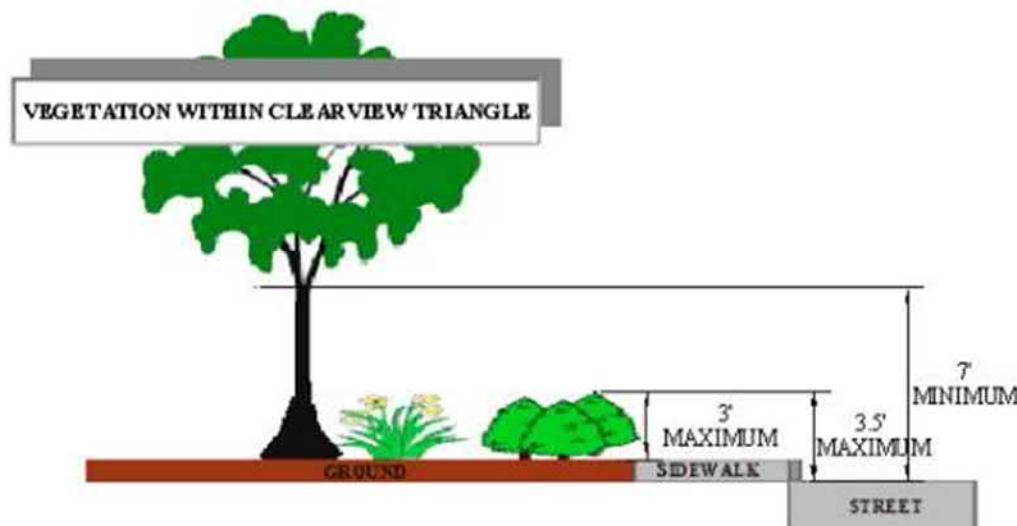
J-U-B ENGINEERS, Inc. has performed sight distance evaluations at the intersections of Coleman Road and 9th, 10th, 11th, and 12th Avenues. The intersections on Coleman Rd are uncontrolled and have sight distance triangles of 90 feet in each direction following Figure 22.70-2 below.

Figure 22.70-2 - Clearview Triangle for Uncontrolled Street Intersections



Vegetation within the sight distance triangles were reviewed for compliance with Figure 22.70-4 also shown below.

Figure 22.70-4 – Clearview Triangle Vertical Clearance Requirements



The following summarizes our findings at each intersection.

Coleman and 9th

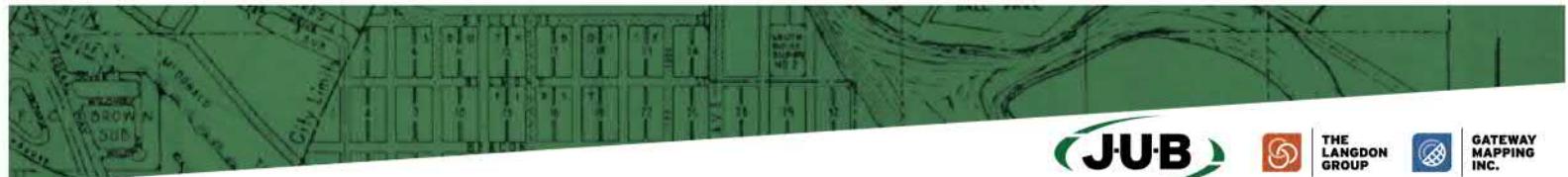
- Shrubs 6' in height in the NE corner
 - Shrubs over 4' in height in the NW corner
 - Home building corner obstruction in the NW corner
 - Home building corner obstruction in the SW corner

Coleman and 10th

- Wooden fence over 36" high and 60" chain link fence in the NE corner
 - Home building corner obstruction in the SE corner
 - Tree limbs hanging down to 6' height in SW corner
 - Home building corner obstruction in SW corner
 - Shrubs 12' in height in the NW corner

Coleman and 11th

- Shrubs 8' in height in the NE corner
 - Shrubs over 12' in height in the SE corner
 - Home building corner obstruction in the SE corner



J-U-B ENGINEERS, INC.



THE
LANGDON
GROUP



GATEWAY
MAPPING
INC.

J-U-B FAMILY OF COMPANIES

- Tree with low hanging limbs in the SW corner

Coleman and 12th

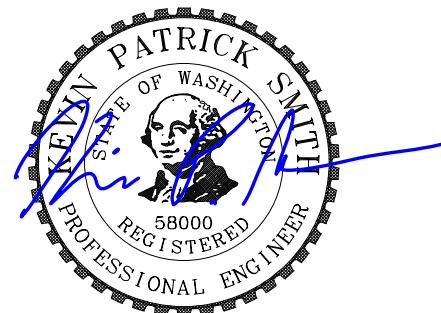
- Wooden fence 6' in height in NE corner
- Shrubs over 5' and 10' tall in NE corner
- Trees with low hanging limbs in the NE corner
- Vinyl fence 6' in height in the SE corner

Sight triangle exhibits and photos are attached. Westbound Coleman and 11th and 12th were the most obstructed movements from landscaping. If you have any questions or need any clarification please let us know.

09-01-2022

Sincerely,

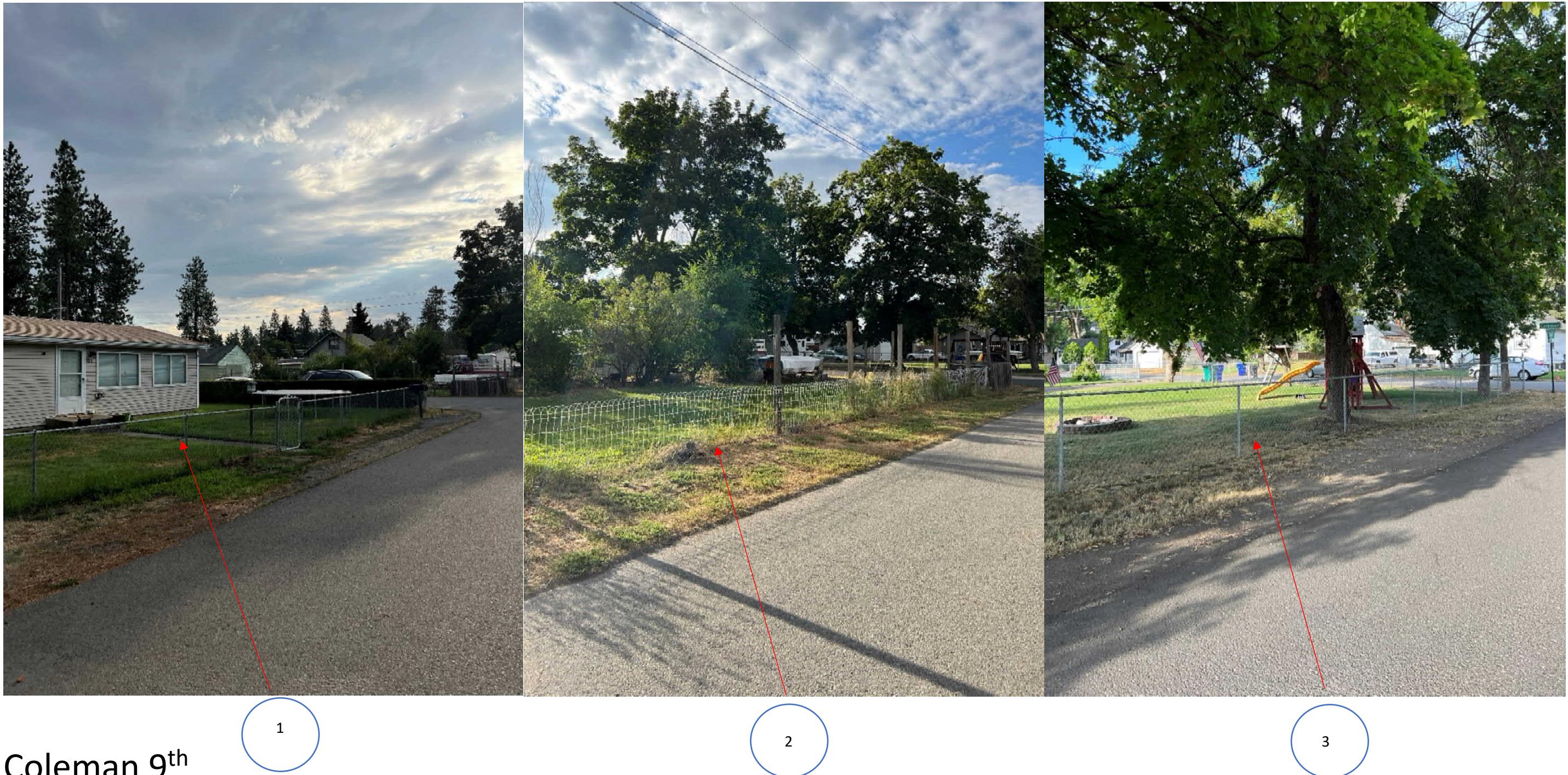
Spencer Montgomery, Project Manager
J-U-B ENGINEERS, Inc.



Kevin P. Smith, PE
Project Engineer

COLEMAN AND 9TH

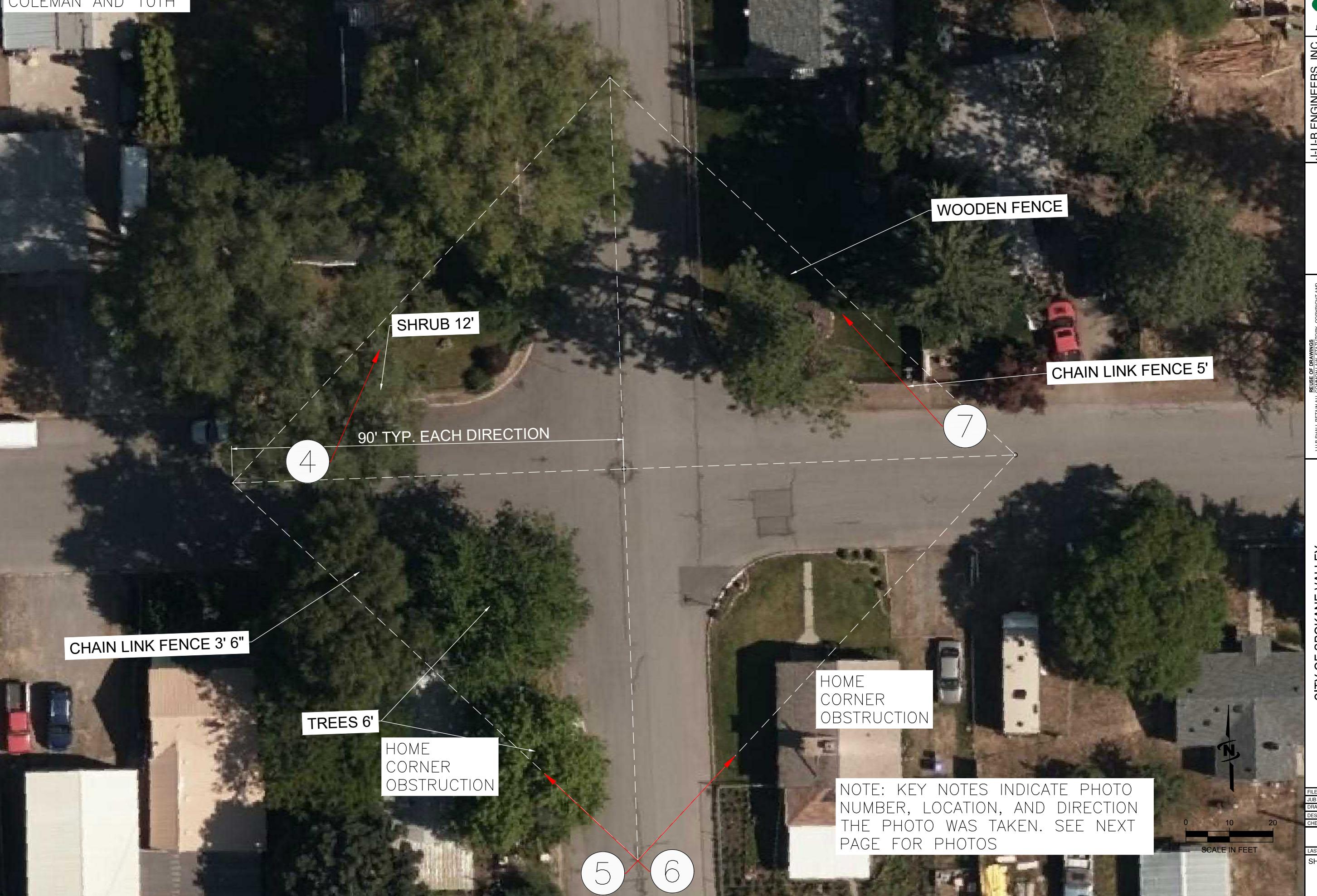




Coleman 9th

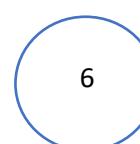
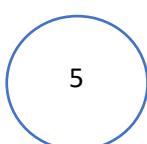
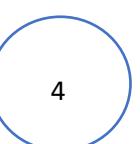
Note: The red arrow points to the corner of the sight distance triangle

1. Standing on the west leg, looking at the north leg
2. Standing on the north leg looking at the east leg
3. Standing on the east leg looking at the south leg



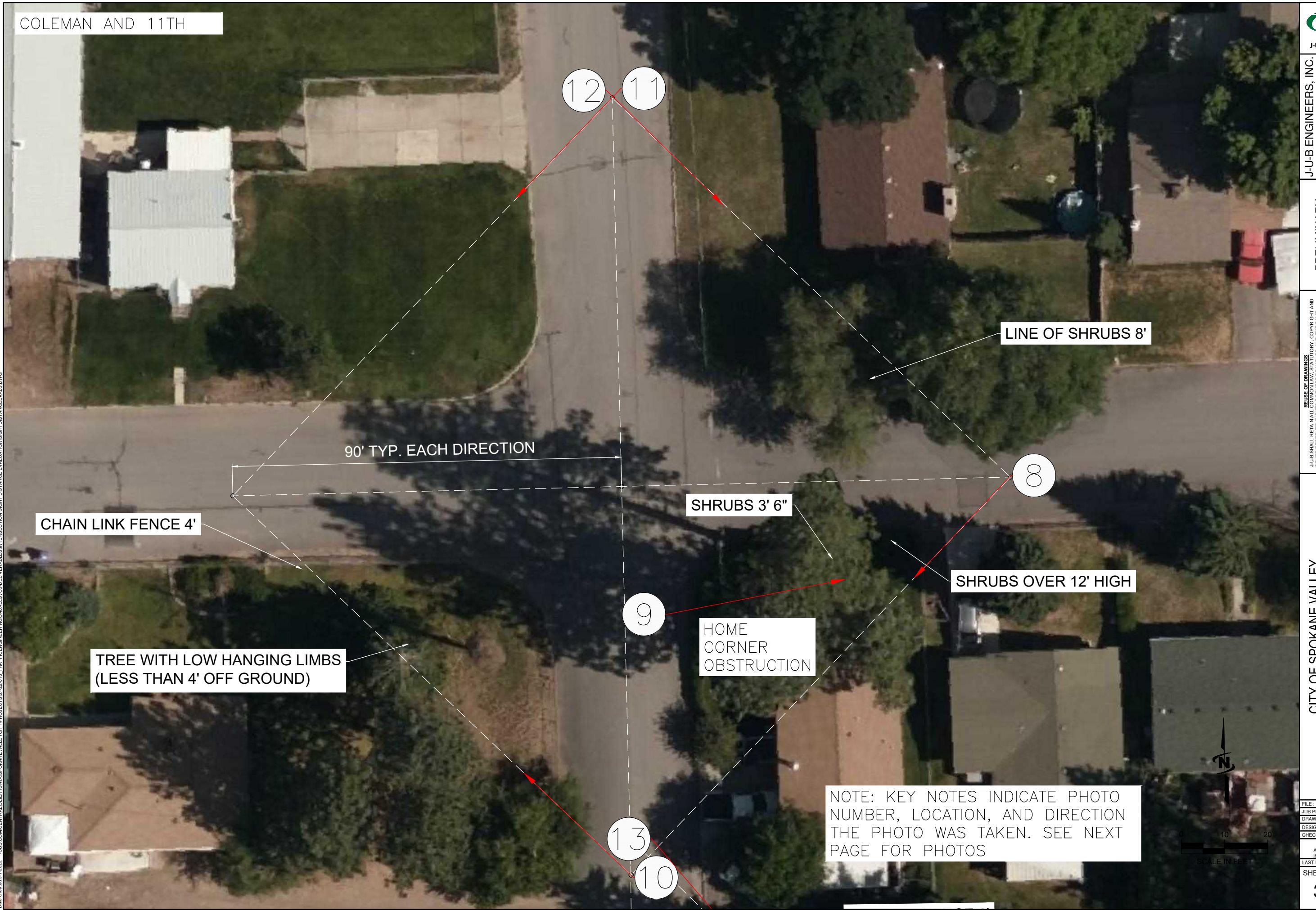


Coleman 10th



Note: The red arrow points to the corner of the sight distance triangle

4. Standing on the west leg looking at the north leg
5. Standing on the south leg looking at the east leg
6. Standing on the south leg looking at the west leg
7. Standing on the east leg looking at the north leg



FILE: SIGHTDISTANCEEVALS
JUB PROJ. #: ----
DRAWN BY: ----
DESIGN BY: ----
CHECKED BY: ----
ONE INCH
AT FULL SIZE, IF NOT ONE
INCH, SCALE ACCORDINGLY
LAST UPDATED: 9/1/2022

SCALE IN FEET

SHEET NUMBER:

3 OF 4

REUSE OF DRAWINGS JUB SHALL RETAIN ALL COMMON LAW, STATUTORY, COPYRIGHT AND OTHER RESERVED RIGHTS OF THESE DRAWINGS AND THE SAME SHALL NOT BE REUSED WITHOUT JUB'S PRIOR WRITTEN CONSENT. ANY REUSE WITHOUT WRITTEN CONSENT BY JUB WILL BE AT CLIENT'S SOLE RISK AND WITHOUT LIABILITY OR LEGAL EXPOSURE TO JUB.	J-U-B ENGINEERS, INC. 7825 Meadowlark Way Coeur d'Alene, ID 83815 Phone: 208.762.8787 www.jub.com
NO. DESCRIPTION BY APFL DATE	PRELIMINARY PLANS
	NOT FOR CONSTRUCTION

CITY OF SPOKANE VALLEY
SIGHT DISTANCE EVALUATION

COLEMAN ROAD & 11TH

REUSE OF DRAWINGS JUB SHALL RETAIN ALL COMMON LAW, STATUTORY, COPYRIGHT AND OTHER RESERVED RIGHTS OF THESE DRAWINGS AND THE SAME SHALL NOT BE REUSED WITHOUT JUB'S PRIOR WRITTEN CONSENT. ANY REUSE WITHOUT WRITTEN CONSENT BY JUB WILL BE AT CLIENT'S SOLE RISK AND WITHOUT LIABILITY OR LEGAL EXPOSURE TO JUB.	J-U-B ENGINEERS, INC. 7825 Meadowlark Way Coeur d'Alene, ID 83815 Phone: 208.762.8787 www.jub.com
NO. DESCRIPTION BY APFL DATE	PRELIMINARY PLANS
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SHEET NUMBER:

3 OF 4



8

9

10

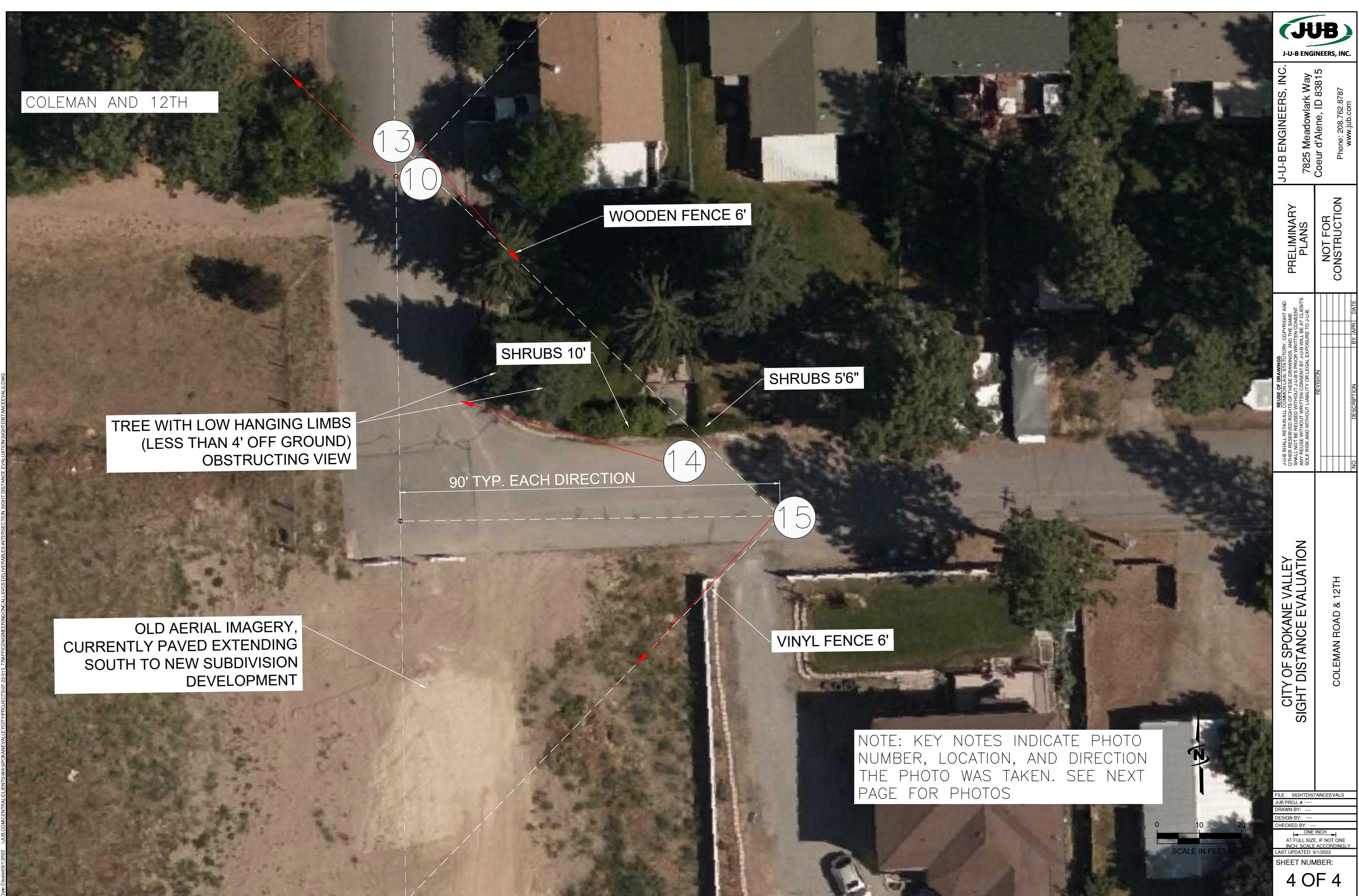
11

12

Coleman 11th

Note: The red arrow points to the corner of the sight distance triangle

8. Standing on the east leg looking at the south leg
9. Standing on the south leg looking at the east leg
10. Standing on the south leg looking at the west leg
11. Standing on the north leg looking at the west leg
12. Standing on the north leg looking at the east leg





Coleman 12th

Note: The red arrow points to the corner of the sight distance triangle

13. Standing on the north leg looking at the east leg.
14. Standing on the east leg looking at the north leg,
15. Standing on the east leg looking at the south leg.