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**EXHIBIT X15**

**ROSLYN RIDGE MINI GOLF COURSE**

**Kittitas County CDS**

**FACILITIES DESCRIPTION**

*The Roslyn Ridge Mini Golf project is an envisioned addition to the Roslyn Ridge Community, complementing the existing housing and recreational amenities. The development encompasses an 18-hole miniature golf course and putting green with the incorporation of a bed and breakfast and/or hotel within the Roslyn Ridge Community.*

*Within the Roslyn Ridge Community, existing recreational facilities include the Roslyn Ridge activity center, which features a pool, basketball court, tennis court, pickleball court, volleyball court, picnic areas, and indoor and outdoor gathering spaces with a restroom and changing facilities. Additionally within the Roslyn Ridge Community are hiking, biking, and motorized/snowmobile trails. The surrounding area includes horseback riding trails, fishing, additional snowmobile and motorized trails, and all other recreation activities throughout the Lake Cle Elum area.*

*The proposed Mini Golf Complex is designed for family enjoyment. The Mini Golf Course is planned to begin at the existing log house on parcel 960160, the course is planned to then stretch to the east through the east half of parcel 960154 where holes 8, 9 and 10 are located. The course will then move to the north and return moving westerly with hole 18 located on parcel 960158. Parking facilities for the mini golf course area are planned to be contained within parcels 960160 and 960159 with overflow options on parcel 959867 and, if necessary, on parcel 842534. The existing log house will serve as a hub for restrooms, restaurants, rental and retail facilities, and check-in facilities, aligning with permitted uses in the designated zone. Upon approval of the conditional use permit further planning is expected which may require the mini golf course to be relocated within the boundaries of the proposed conditional use permit area as with said boundary shown on Exhibit X4 – Site Plan*

*The envisioned 12-room bed and breakfast and/or 60-room hotel/motel are strategically planned for two areas within the site, as depicted in Exhibit X4 - Site Plan. Accessible via Rockrose Drive, Bluerose Drive, and/or Ridgecrest Road, all private roads with*

*access held by the applicant, both locations ensure convenience for visitors. These lodging facilities offer direct access to the mini golf course through on-site trails, enhancing the overall guest experience.*

*The proposed Roslyn Ridge mini golf course area, in conjunction with the potential addition of a bed and breakfast and/or hotel/motel, aims to contribute positively to the existing charm and recreational offerings of the Roslyn Ridge community. This project aligns with the vision for enhancing leisure and hospitality options while maintaining compliance with zoning regulations.*