



KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St., Suite 2, Ellensburg, WA 98926

CDS@CO.KITTITAS.WA.US

Office (509) 962-7506

"Building Partnerships – Building Communities"

March 30, 2021

Lathrop Development Co, Inc
C/O Steven Lathrop
1572 Robinson Canyon Rd
Ellensburg, WA 98926

RE: Bull Ranch Long Plat (LP-21-00001) – Deemed Complete

Parcel# 298633

Dear Mr. Lathrop,

The application packet for a 138 single-family residential lot plat was received on March 23, 2021 and has been determined complete on March 30, 2021. The proposed project includes one hundred and thirty-eight (138) residential lots with seven (7) new public roads and associated utility infrastructure, on 1 parcel totaling 45.02 acres of land that is zoned Residential within the Urban Growth Area (UGA). The subject property is parcel 298633, in the western half of the northeast quarter of Section 12, Township 17, Range 18, bearing Assessor's Map number 17-18-12010-0006.

In accordance with the provisions of KCC 15A.030.060, the following will occur:

1. The site must be posted in accordance with KCC15A. Sign(s) are ready for pickup at Community Development Services along with posting instructions and an Affidavit of Posting form to be signed and returned with a picture of the posted sign(s) prior to a Notice of Application being issued.
2. A Notice of Application will be sent to the public (adjacent landowners), Kittitas County departments, and non-County governmental agencies inviting written comments on this proposal. Consideration of written comments from adjacent property owners and public agencies will be incorporated in the staff report.
3. As requested by the County, additional materials may be required before this matter is brought before the Hearings Examiner.
4. An open record hearing will be scheduled before the Kittitas County Hearings Examiner to consider both applications where public testimony may be given and a final decision will be made.

If you have any questions regarding this matter, I can be reached by e-mail at rachael.stevie.cd@co.kittitas.wa.us.

Sincerely,

Rachael Stevie
Planner I
Kittitas County Community Development Services
411 N Ruby St # 2, Ellensburg, WA 98926

cc: *Jeremy Johnston, Planning Official*

via email