



Notice of SEPA Action and Public Hearing Bull Ranch Long Plat LP-21-00001

To: Interested Parties,
Applicant

From: Rachael Stevie, Planner

Date: May 20, 2021

Subject: Bull Ranch Long Plat (LP-21-00001)

NOTICE IS HEREBY given that Kittitas County CDS and the Kittitas County Hearings Examiner will meet at 6:00 p.m. on June 10, 2021 to conduct a virtual public hearing to consider the Bull Ranch Long Plat (LP-21-00001). The proposal is for a one hundred and thirty-eight (138) single-family residential lot plat that includes seven (7) access tracts and associated utility infrastructure, on 1 parcel totaling 45.02 acres of land that is zoned Residential within the Urban Growth Area (UGA).

All interested parties are encouraged to attend the hearing by using one of the methods listed below:

1. By online Webex video conferencing: Meeting Link:
2. <https://kittitascounty.webex.com/kittitascounty/j.php?MTID=efe7dd60b52363038cf18c95a59ba68cd>
3. By <https://kittitascounty.webex.com> or the Cisco Webex App on your phone or electronic device:
Meeting Number: 187 086 5322 Meeting Password: Hearing
By telephone: 1-408-418-9388 Meeting Number: 187 086 5322

Instructions for how to participate in virtual public hearings may be found at:

<https://www.co.kittitas.wa.us/uploads/documents/cds/Virtual%20Public%20Hearing%20Instructions.pdf>.

If you do not have access to an internet connection, you may join a virtual public meeting by using a community Wi-Fi service. There are several provided throughout the county. Here is a map of free community Wi-Fi locations:

<https://eburg.maps.arcgis.com/apps/Directions/index.html?appid=537575cc1cd6423a959551df3f56bcfb>.

For public meetings concerning the Easton area, a free Wi-Fi access point will be available at the Easton Fire Department KCFD #3 during the meeting. If you use this service, please do not park in an area that will affect station operations.

NOTICE IS HEREBY given that pursuant to WAC 197-11-355, Kittitas County Community Development Services did, on May 20, 2021, issue a Mitigated Determination of Non-Significance (MDNS) for the Bull Ranch Long Plat (LP-21-0001).

The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2)(c). This

decision was made after review of a completed environmental checklist and other information on file with the lead agency. This information is available to the public on request.

This MDNS is issued after using the optional DNS process in WAC 197-11-355. There is no further comment period on the MDNS. Any action to set aside, enjoin, review, or otherwise challenge this administrative SEPA action on the grounds of noncompliance with the provisions of Chapter 43.21C RCW shall be commenced on or before June 4, 2021 by 5:00 PM.

Anyone with an interest in this matter is urged to attend this noticed hearing where testimony will be taken. Written comments will also be received. Documents may be viewed at <https://www.co.kittitas.wa.us/cds/land-use/default.aspx>, under “Long Plats” file number “LP-21-00001 Bull Ranch,” or at Kittitas County Community Development Services, 411 N. Ruby St. Suite 2, Ellensburg, WA 98926 prior to the hearing. Interested persons are encouraged to verify date and time prior to attending.

Staff Planner: Rachael Stevie

Dated: May 20, 2021

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