

September 23, 2008

Kittitas County Community Development Services
411 N. Ruby, Suite 2
Ellensburg, Washington 98926-6300

Attention: Kari Braniff, Staff Planner

Subject: Western Pacific Timber, LLC; segregation
Parcel # 19-17-36040-0001
US 97, MP 140.97-142.08

Thank you for sending this segregation to the WSDOT for review and comment. This property in section 36 was formerly owned by the Washington State Department of Natural Resources and apparently sold to the new owners this year. While this segregation only is addressing the northern portion of the property east of the highway, we anticipate that future development of this property will occur. We have the following comments specifically for this seg.

The subject property has frontage along both Smithson Road and US97. US97 is a Class 1 access managed highway with a posted speed limit of 65 miles per hour. Class 1 highway's require access to be made to the county road and, contiguous properties under the same ownership may only have one approach. The minimum spacing between approaches on a Class 1 highway is 1320 feet. There is a single permitted approach at milepost 140.97 on the east side of the highway which is at the southernmost end of the property. There are no approaches to this property on the west side of the highway. For this segregation, all access is required to be to Smithson road as shown on the attached exhibit. Direct access to US 97 for lots 1-3 will not be permitted. We encourage the proponent to contact WSDOT to discuss their future access needs from US97.

Thank you for the opportunity to review and comment on this proposal. If you have any questions concerning our comments, please contact Rick Holmstrom at (509) 557-1633.

Sincerely,

Bill Preston, P.E.
Regional Planning Engineer

BP: rh
cc: File #15, SR 97
Terry Kukes, Area 1 Maintenance Superintendent
Jan Olivier-Kittitas County Public Works

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