

KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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"Building Partnerships – Building Communities"

February 16, 2012

Lenny Morrison
Ellensburg Cement Products
PO Box 938
Ellensburg, WA 98926

Subject: Horse Canyon Conditional Use Permit (CU-11-04)

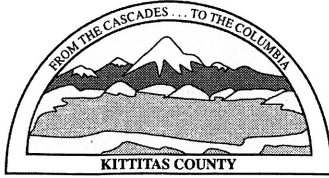
Dear Mr. Morrison,

The comment period on the Notice of Application for the Horse Canyon Conditional Use Permit (CU-11-04) ended on February 6, 2012. Kittitas County Public Works is requesting additional information prior to issuing their comments. Please refer to the Department of Public Work's memo for the specific information being requested. In addition, the environmental checklist needs to be supplemented in accordance with WAC 197-11-100 & 197-11-335, to include a Geotechnical Report to address the impacts to ground water and geologic structures, and a noise study conducted by a qualified professional to address sound impacts of the mining operation to surrounding properties and proposed mitigation of any impacts determined needed, such as buffering, setbacks from adjacent properties, etc.

When the additional information is received our review of the application will continue. Kittitas County Code Chapter 15A.03.040 states that an application shall expire after 180 calendar days unless the requested supplemental information is submitted in complete form. If you have any questions or further clarification, please contact my office at (509) 962-7506.

Sincerely,

Robert "Doc" Hansen
SEPA Responsible Official



KITTITAS COUNTY

DEPARTMENT OF PUBLIC WORKS

MEMORANDUM

TO: Dan Valoff, CDS
FROM: Christina Wollman, Planner II *CW*
DATE: February 16, 2012
SUBJECT: Horse Canyon Conditional Use Permit CU-11-00004

ECP is requesting approval of a sand and gravel mine on Bettas Road. In 2010, Bettas Road was the construction access for the Kittitas Valley Wind Farm. Due to the construction truck traffic, soft soils and poor subgrade of the road, it was completely destroyed and had to be reconstructed. The reconstruction made only minor improvements to the structure of the roadway and did not include improvements needed to support heavy truck loads for future projects such as this.

Based on this history, Public Works will require the applicant to perform a structural study of the entire length of Bettas Road. The study must be completed during the spring thaw and by a licensed engineer. The analysis should include saturated native conditions.

Public Works will also require the applicant to perform a traffic impact analysis based on the estimated truck traffic. The TIA shall also take into consideration safety due to the narrowness of the roadway. The study must be completed by a civil engineer licensed in Washington state.

The applicant shall also apply for an access permit for the proposed new access. If the access location is approved, the access permit will be conditioned on the approval of the conditional use permit.

Prior to beginning the structural study or TIA, the applicant or applicant's engineer shall contact Public Works to discuss the exact scope of the studies. The studies shall be completed prior to issuance of the SEPA determination and Board of Adjustment hearing.