

KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

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Office (509) 962-7506

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"Building Partnerships – Building Communities"

October 23, 2013

Keith Larson
PO Box 70
Selah, WA 98942

RE: Larson Fruit Conditional Use Permit Application (CU-13-00007)

Dear Applicant,

The application for a conditional use permit for farm housing on approximately 2 acres of a 21 acre parcel that is zoned Forest and Range, located in a portion of Section 27, T15N, R19E, WM, in Kittitas County, Assessor's map number 15-19-27000-0002, was received on September 26, 2013. Your application has been determined **incomplete** as of October 23, 2013.

Your application does not meet the requirements of KCC 17.60A.030 for a complete application. This application does not contain a site plan with sufficient detail. Per KCC 17.60A.030 "...the administrator, Hearing Examiner and/or Board may require other drawings, topographic surveys, photographs, or other material essential to an understanding of the proposed use and its relationship to the surrounding properties." Attached to this letter is the site plan that was submitted with notes from our planning official, Doc Hansen. The information necessary for a site plan with sufficient detail includes:

- Scaled drawing no less than 1" = 50' to determine adequacy of:
 - Access/roads
 - Parking
 - Septic distances
 - Septic tank(s) and reserve locations
 - Scale of turn-around in relation to buildings & lot
 - Distance from waterways (Burbank Creek)
 - Entire parcel boundary with dimensions

Kittitas County Code 15A.030.040(b) stipulates that "...an incomplete application shall expire after 180 calendar days unless the requested supplemental information is submitted in complete form." All requested information must be submitted to Kittitas County Community Development Services by **April 21, 2014** or the application will expire. Once the requested information has been received, staff will continue to process this application.

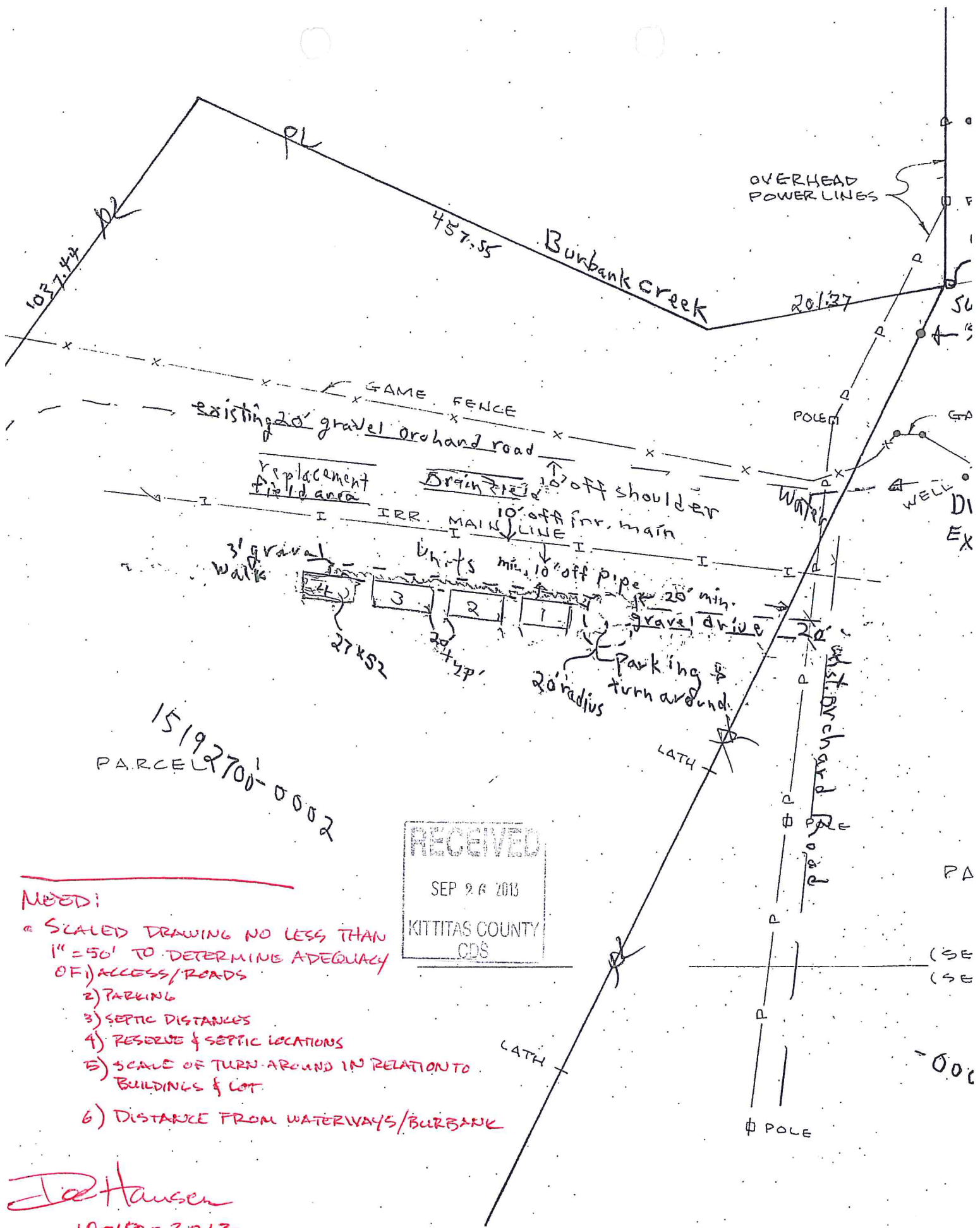
If you have any questions regarding this matter, please feel free to contact me at (509) 962-7637, or by e-mail at lindsey.ozbolt@co.kittitas.wa.us.

Sincerely,

Lindsey Ozbolt
Staff Planner

Enclosure

CC: John Cornell, Project Manager via email
Doc Hansen, Planning Official



15192700-0002
PARCEL

RECEIVED
SEP 26 2013
KITITAS COUNTY
CDS

NEED:

- 1) SCALED DRAWING NO LESS THAN 1"=50' TO DETERMINE ADEQUACY OF ACCESS/ROADS
- 2) PARKING
- 3) SEPTIC DISTANCES
- 4) RESERVE & SEPTIC LOCATIONS
- 5) SCALE OF TURN-AROUND IN RELATION TO BUILDINGS & LOT
- 6) DISTANCE FROM WATERWAYS/BURBANK

Joe Hansen
10-18-2013