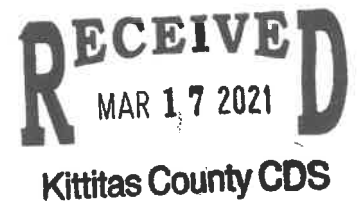


March 16, 2021



To: Kittitas County Planning Department

From: Mark Olsen, 3583 SR 970 Cle Elum (Parcel 15444)

Re: CU-20-00006

I think what has been collectively said from the 9 parcel owners who will be affected by this Swiftwater Storage project has been clearly stated.

Unique to my parcel is that Swiftwater wishes to operate its business access right at the SE corner of my property. Swiftwater currently plans to have its office located at the back of its property. If granted, I will therefore have the burden of constant traffic coming and going on the margin of my property.

The original access for these properties was in the middle of my parcel (A2) back in the year 2000 when it was the Ballard Estate. Since WDOT would not grant any new ingress/ egress access along SR 970, the owner at that time (Goldie Marsh) gave up her access to share with middle brother Bryan Olson so that he could short plat his properties up on the bluff. In exchange, she was granted a 900ft easement back to the stream at no cost to her.

Now that this Range and Forest Land is under consideration to go commercial, potential problems need to be looked at in a careful manner.

The consensus of the current 7 residents is that use of our access road should remain 100% residential. This can be accomplished by moving commercial access for the Swiftwater project – along with the recently permitted All Season Garage Storage project – eastward to the other side of the existing Steelhead Storage. This will keep the commercial projects together, separate from our residential use. It had been mentioned that Bainter / All Season Garage was open to granting an easement to Swiftwater, if required to do so.

Even though the last traffic tracking was in 2018, I can say that traffic has increased a lot in the years since then and only looks to increase in the future. Sooner or later a widening w/ turn lane will have to be required.

Traffic speed in the area is often in the 60-70 mph range and many of the customers using these facilities will be pulling a trailer with recreation equipment (snowmobiles, quads, ATV, Boats or RVs w/ car) behind.

Here is how I see the total units for the 3 businesses:

Steelhead Storage - 120 storage units

All Season Garage - 115 storage units

Swiftwater Storage - 424 storage units, 54 covered parking units, 9 uncovered parking units, 1 shop, 1 residence

Total Units = 724 units (individuals who will be accessing this area on the NORTH side of SR 970)

On the SOUTH side of SR 970, there is Osprey Road, (across the highway from Steelhead Storage), which is used by 31 residential parcels as their access.

So the grand total is 755 individuals requiring ingress/ egress off of SR 970 in this small area.

Sincerely,

Mark Olsen
Parcel 15444

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Mark Olsen – attachment for CU-20-00006

