


KITTITAS COUNTY

DEPARTMENT OF PUBLIC WORKS

MEMORANDUM

TO: All Staff
FROM: Justin Turnbull, County Surveyor 
DATE: August 23, 2021
SUBJECT: County Survey Review of LPF-21-00008 Palomino Fields Div VII

Required Corrections:

Sheet 1

1. The text "C/L W. Bowers Rd." incorrectly appears on the N line of Nw1/4 Nw1/4 Sec 27.

Sheet 2

2. Tract 'I' does not show an area. Also, it is not included in the Closure report. Applicant is expected to ensure that the closure report matches the plat. (No need to resubmit new closures)
3. The NW' most line of Lot 2 does not match the closure report.

Sheet 3

4. The area of Lot 7 does not match the closure report.
5. The SW' most line of Lot 12 does not match the closure report (bearing and distance).
6. The SW' most line of Lot 13 does not match the closure report (bearing).
7. Please make it clearer that Curve 'C5' is part of Lot 8.

Sheet 4

8. Plat note 15 is shown as Plat Note 51.
9. Change Original property description from "Tract H" to "Tract E". Also please revise the AFN to 202101210112.
10. Please include the following Note:

All private roads shown hereon are hereby conveyed to Palomino Fields Utilities Inc. (PFUI) upon the recording of this plat. Except as otherwise noted hereon, PFUI is hereby responsible for all

maintenance and management obligations associated with said road. Should PFUI fail to properly maintain said road, the owners of Lots 1 through 14 shall be equally responsible for maintenance of said road.

** Include Tract I in the above statement if Tract I is intended to be managed by PFUI or a homeowners association.