



KITITAS COUNTY

DEPARTMENT OF PUBLIC WORKS

MEMORANDUM

TO: All Staff
FROM: Public Works Plan Review Team
DATE: October 27, 2021
SUBJECT: LPF-21-00012 Palomino Fields Div. VIII

FLOOD:

The submitted mylars show the 100-year floodplain on the face of the plat, as required per KCC 14.08.220(5). OF NOTE: Many of the properties in this plat are within the 100-year floodplain. All activities within the floodplain must be permitted through the floodplain development permit process. All development, including filling, grading, paving and construction, including structures that are exempt from a building permit, must follow the guidelines within KCC 14.08. Structures may be subject to mandatory flood insurance purchase requirements.

SURVEY:

Required Corrections

All Sheets

1. The heading should reference either "Palomino Field Plat – Division VII" OR "Palomino Fields Plat – Div IV" (see note 4, below)

Sheet 1

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

Sheet 2

3. The last line in the Legend should be changed to "See Plat Notes – See sheet 3 of 4"

Sheet 3

4. The original property description appears to be incorrect. There are 2 options to resolve this: Record Palomino -Div VII, and reference Tract I per that recorded document OR show the external boundaries of Tract E, per Palomino Div IV, to match the title report.

Given that multiple iterations of the title report have already been reviewed, county survey does not feel that an updated title is needed for approval if the first option is taken.