

LP-23-00003



# KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St., Suite 2, Ellensburg, WA 98926  
CDS@CO.KITTITAS.WA.US  
Office (509) 962-7506

"Building Partnerships – Building Communities"

## LONG PLAT APPLICATION

*(To divide lot into 5 or more lots, per KCC Title 16)*

*A **preapplication conference is REQUIRED if proposing more than nine (9) lots per KCC 15A.03.020 for this permit. The more information the County has early in the development process, the easier it is to identify and work through issues and conduct an efficient review. To schedule a preapplication conference, complete and submit a Preapplication Conference Scheduling Form to CDS. Notes or summaries from preapplication conference should be included with this application.***

**Please type or print clearly in ink. Attach additional sheets as necessary. Pursuant to KCC 15A.03.040, a complete application is determined within 28 days of receipt of the application submittal packet and fee. The following items must be attached to the application packet.**

### REQUIRED ATTACHMENTS

- Two large copies of plat with all preliminary drawing requirements complete (reference KCC Title 16 Subdivision Code for plat drawing requirements) and one small 8.5" x 11" copy
- SEPA Checklist (if not exempt per KCC 15.04 or WAC 197-11-800)
  - o Please pick up a copy of the SEPA Checklist if required
- Project Narrative responding to Questions 9-11 on the following pages.

### OPTIONAL ATTACHMENTS

*(Optional at preliminary submittal, but required at the time of final submittal)*

- Certificate of Title (Title Report)
- Computer lot closures

**RECEIVED**  
JUN 28 2023  
Kittitas County CDS

**\*\*\*Final plat application and associated fees will be required at time of request for final plat processing. Please see the final plat application for current fees.**

### APPLICATION FEES:

\$3,190.00	Kittitas County Community Development Services (KCCDS) *Preliminary Plat Fee
\$1,215.00*	Kittitas County Public Works
\$524.00	Kittitas County Fire Marshal
\$530.00	Kittitas County Public Health
<b>\$5,459.00</b>	<b>Total fees due for this application when SEPA is not required</b> (One check made payable to KCCDS) *5 hours of review included in Public Works Fee. Additional review hours will be billed at \$243 per hour.
<b>\$7,269.00</b>	<b>Fees due for this application when SEPA is required (SEPA fee: \$1,810.00)</b>

### FOR STAFF USE ONLY

Application Received By (CDS Staff Signature): <div style="border-bottom: 1px solid black; width: 80%; margin-top: 5px;">Gail</div>	DATE: <div style="border-bottom: 1px solid black; width: 80%; margin-top: 5px;">6/28/23</div>	RECEIPT # <div style="border-bottom: 1px solid black; width: 80%; margin-top: 5px;">CD23-01475</div>	<div style="border: 1px solid black; height: 80px; width: 100%;"></div>
<b>DATE STAMP IN BOX</b>			

COMMUNITY PLANNING • BUILDING INSPECTION • PLAN REVIEW • ADMINISTRATION • PERMIT SERVICES • CODE ENFORCEMENT • FIRE INVESTIGATION



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Please type or print clearly in ink. Attach additional sheets as necessary. Pursuant to KCC 15A.03.040, a complete application is determined within 28 days of receipt of the application submittal packet and fee. The following items must be attached to the application packet.

**REQUIRED ATTACHMENTS**

- KB  Two large copies of plat with all preliminary drawing requirements complete (reference KCC Title 16 Subdivision Code for plat drawing requirements) and one small 8.5" x 11" copy
- CB  SEPA Checklist (if not exempt per KCC 15.04 or WAC 197-11-800)
  - o Please pick up a copy of the SEPA Checklist if required
- KD  Project Narrative responding to Questions 9-11 on the following pages.

**OPTIONAL ATTACHMENTS**

(Optional at preliminary submittal, but required at the time of final submittal)

- Certificate of Title (Title Report)
- Computer lot closures

**\*\*\*Final plat application and associated fees will be required at time of request for final plat processing. Please see the final plat application for current fees.**

**APPLICATION FEES:**

\$2,960.00	Kittitas County Community Development Services (KCCDS) *Preliminary Plat Fee
\$1,215.00*	Kittitas County Public Works
\$524.00	Kittitas County Fire Marshal
\$530.00	Kittitas County Public Health
<b>\$5,229.00</b>	<b>Total fees due for this application submittal (One check made payable to KCCDS)</b>

\*5 hours of review included in Public Works Fee. Additional review hours will be billed at \$243 per hour.

**FOR STAFF USE ONLY**

Application Received By (CDS Staff Signature): Dail Weyand      DATE: 6-28-23      RECEIPT # 0023-01675

RECEIVED

JUN 28 2023

Kittitas County CDS  
DATE STAMP IN BOX

**GENERAL APPLICATION INFORMATION**

1. **Name, mailing address and day phone of land owner(s) of record:**  
*Landowner(s) signature(s) required on application form.*

Name: Louise McAllister Trust, dated November 3, 2022  
Mailing Address: 4731 SW Birdsong Dr.  
City/State/ZIP: Corvallis, Oregon 97333  
Day Time Phone: 206-551-7598  
Email Address: loumcal@me.com

2. **Name, mailing address and day phone of authorized agent, if different from landowner of record:**  
*If an authorized agent is indicated, then the authorized agent's signature is required for application submittal.*

Agent Name: \_\_\_\_\_  
Mailing Address: \_\_\_\_\_  
City/State/ZIP: \_\_\_\_\_  
Day Time Phone: \_\_\_\_\_  
Email Address: \_\_\_\_\_

3. **Name, mailing address and day phone of other contact person**  
*If different than land owner or authorized agent.*

Name: John Everett  
Mailing Address: 33400 8th Ave South, Ste 205  
City/State/ZIP: Federal Way, WA 98003  
Day Time Phone: 253-838-6113  
Email Address: John.Everett@esmcivil.com

4. **Street address of property:**

Address: 590 Yellowstone Rd  
City/State/ZIP: Snoqualmie Pass, WA 98068

5. **Legal description of property (attach additional sheets as necessary):**

707835- ACRES 10.58, CD. 5484-B; SEC. 9; TWP. 22; RGE. 11; NE 1/4 NE 1/4 TAX NO. 52;  
747835- ACRES .69, CD. 5460; SEC. 9; TWP. 22; RGE. 11; NE1/4 NE1/4 TAX 13

6. **Tax parcel number:** 707835 and 747835

7. **Property size:** 11.27 (acres)

8. **Land Use Information:**

Zoning: **LAMIRD Type 1- R**  
(Residential Zoning)

Comp Plan Land Use Designation: **LAMIRD (Local Areas of More Intense Rural Development)**

**PROJECT NARRATIVE**

(INCLUDE RESPONSES AS AN ATTACHMENT TO THIS APPLICATION)

9. **Narrative project description (include as attachment):** Please include at minimum the following information in your description: describe project size, location, water supply, sewage disposal and all qualitative features of the proposal; include every element of the proposal in the description. Please see the attached Project Narrative.
10. **Are Forest Service roads/easements involved with accessing your development?** Yes  No  (Circle)  
If yes, explain: \_\_\_\_\_
11. **What County maintained road(s) will the development be accessing from?** Yellowstone Road.

**AUTHORIZATION**

12. Application is hereby made for permit(s) to authorize the activities described herein. I certify that I am familiar with the information contained in this application, and that to the best of my knowledge and belief such information is true, complete, and accurate. I further certify that I possess the authority to undertake the proposed activities. I hereby grant to the agencies to which this application is made, the right to enter the above-described location to inspect the proposed and or completed work.

**All correspondence and notices will be transmitted to the Land Owner of Record and copies sent to the authorized agent or contact person, as applicable.**

**Signature of Authorized Agent:**  
**(REQUIRED if indicated on application)**

**Date:**

X \_\_\_\_\_

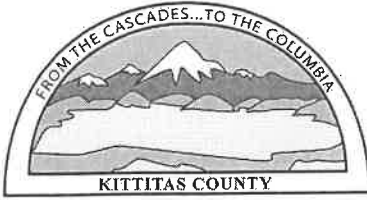
\_\_\_\_\_

**Signature of Land Owner of Record**  
**(Required for application submittal):**

**Date:**

X Louise H. Mallister, Trustee

06/09/2023



**KITITITAS COUNTY  
COMMUNITY DEVELOPMENT SERVICES**

**Receipt Number: CD23-01675**

411 N. Ruby St., Suite 2  
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**Payer/Payee:** LOUISE MCALLISTER TRUST  
4731 SW BIRDSONG DR  
CORVALLIS OR 97333-1495

**Cashier:** GAIL WEYAND CDS  
**Payment Type:** CHECK (1025)

**Date:** 07/05/2023

**LP-23-00003 Long Plat to preliminary approval**

<u>Fee Description</u>	<u>Fee Amount</u>	<u>Amount Paid</u>	<u>Fee Balance</u>
Long Plat (Fire)	\$524.00	\$524.00	\$0.00
Preliminary Plat (Health)	\$530.00	\$530.00	\$0.00
Preliminary Plat (Public Works) - One (1) Civil Review	\$1,215.00	\$1,215.00	\$0.00
Preliminary Plat	\$3,190.00	\$3,190.00	\$0.00
<b>LP-23-00003 TOTALS:</b>	<b>\$5,459.00</b>	<b>\$5,459.00</b>	<b>\$0.00</b>
<b>TOTAL PAID:</b>		<b>\$5,459.00</b>	