

BOARD OF COUNTY COMMISSIONERS
COUNTY OF KITTITAS
STATE OF WASHINGTON

PRELIMINARY PLAT APPROVAL
CURRIER CREEK ESTATES DIVISION 3 & 4 PLAT (LP-10-00001)

RESOLUTION

NO. 2010- 134

WHEREAS, according to Kittitas County Code Chapter 16, relating to the Subdivision of Land, adopted pursuant to RCW 58.17, an open record hearing was held by the Kittitas County Hearing Examiner on October 14, 2010 for the purpose of considering a preliminary plat known as the Currier Creek Estates Division 3 & 4 Plat and described as follows:

The division of 24.28 acres into 88 lots, located northeast of Hwy 10, southwest of Dry Creek Road and Reece Creek Road, within the City of Ellensburg's Urban Growth Area in a portion of Section 27, T18N, R18E, WM, in Kittitas County. Assessor's map numbers: 18-18-27030-0036 and 18-18-27030-0037. Proponent: Steve Lathrop agent for Cascade View Inc property owner.

Water and Sewer

18. The proposed plat will be served by municipal water and sewer provided by City of Ellensburg. Prior to final plat approval the applicant shall submit to the Kittitas County Public Health Department proof that water and sewer service extension has been approved for all new lots.
19. The applicant shall provide the City of Ellensburg a written statement indicating their desired irrigation water supplier prior to final plat approval.
20. Utility Installation: The developer shall be required to dedicate an easement to the City of Ellensburg for any utilities installed prior to final approval within the designated rights of way. The easement shall be required until the rights of way become publicly dedicated.

Joe Gilbert

From: Craig Jones <jonesc@ci.ellensburg.wa.us>
Sent: Wednesday, July 02, 2014 9:35 AM
To: Joe Gilbert
Subject: RE: Currier Creek Div 3&4

The project needs to be contiguous to the City before we can annex it. I would be nice if we could just take it on. My understanding is that Hillis is working with the County to final phase 4. We have been working with him on a punch list so that tells me he is getting close. As far as phase 3, I don't have any information on Hillis' plans. Per the plat conditions water and sewer will be provided by the City.

That's what I know. Hope it helps.

Thanks,

Craig

From: Joe Gilbert [<mailto:joe.gilbert@co.kittitas.wa.us>]
Sent: Wednesday, July 02, 2014 9:12 AM
To: Craig Jones
Subject: Currier Creek Div 3&4

Hi Craig can you give me a brief status of the above mentioned plat.

I assume water and sewer are being provided by city? Will they be annexed>?

Thanks.

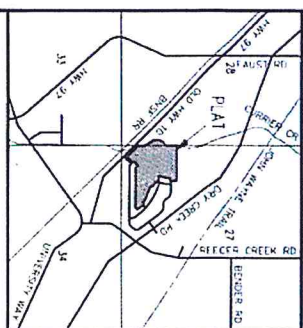
JOE GILBERT, R.S.
LICENSED ON-SITE WASTEWATER
DESIGNER & INSPECTOR #5200273

KITTITAS COUNTY ENVIRONMENTAL HEALTH
507 N. NANUM SUITE 101
ELLENSBURG, WA 98926
509-933-8262

Notice: All email sent to this address will be received by the Kittitas County email system and may be subject to public disclosure under Chapter 42.56 RCW and to archiving and review.

message id: 38eb45916c6dcbdac24bb8719d004a14

VICINITY MAP



CURRIER CREEK ESTATES - DIV. 3 & 4
 PART OF SECTIONS 27 & 28, T. 18 N., R. 18 E., W.M.
 KITTITAS COUNTY, WASHINGTON
 - PRELIMINARY PLAT -

OWNER
 CASPARE VIEW, INC.
 600 S. ELLIOTT WAY, WY
 SUITE 300
 EVERETT, WA 98208

TOTAL ACRES: 24.78 ACRES

NO. OF LOTS: 36
 ZONE: RESIDENTIAL
 ASSESSOR'S NO.: 18-18-27030-0026
 & 18-18-27030-0027

SUBJECT OF WATER: CITY OF ELLENBURG
 SEWER SYSTEM: CITY OF ELLENBURG
 DRAINAGE: CITY OF ELLENBURG
 ACCESS: DEDICATED PUBLIC STREETS

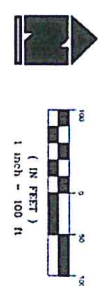
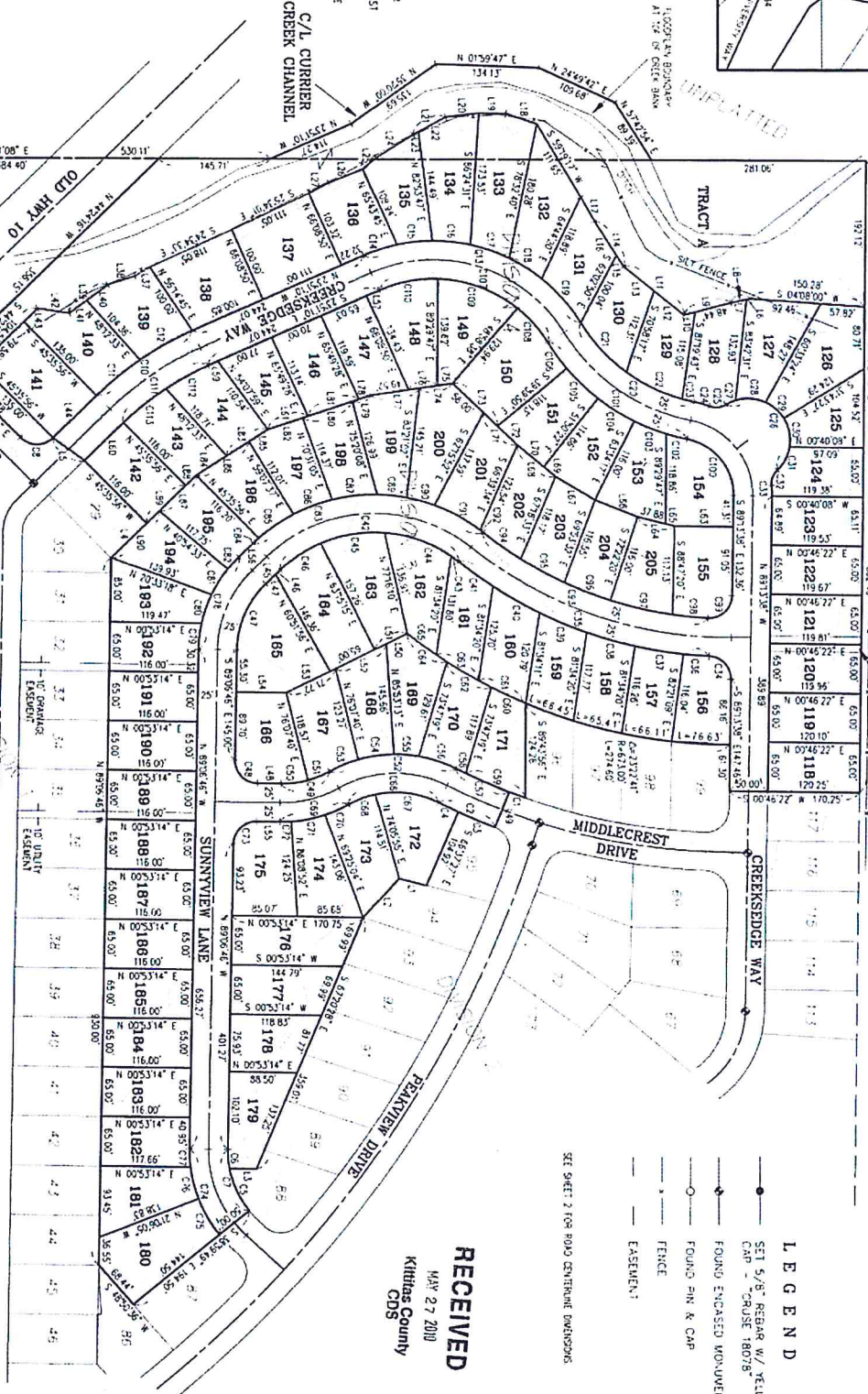
LEGAL DESCRIPTION:
 PARCELS 3 AND 4 OF THAT CERTAIN SUBDIVISION AS RECORDED UNDER 10-2004, IN BOOK 20, ON SURVEY MADE BY LOUIE ANDERSON'S FIRM, COUNTY OF WASHINGTON, BEING A PORTION OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 18 NORTH, RANGE 18 EAST, W. 1/4, AND PORTION OF THE SOUTHWEST 1/4 SECTION 28, TOWNSHIP 18 NORTH, RANGE 18 EAST, W. 1/4, IN THE COUNTY OF WITKAS, STATE OF WASHINGTON.

SURVEYOR'S CERTIFICATE
 THIS MAP AND LOT LAYOUT IS A DEPICTION OF THE PROPERTY AS DESCRIBED HEREON, GEOGRAPHIC INFORMATION IS BASED ON FIELD WORK DONE IN APRIL OF 2010.

Charles A. Cruse, Jr.
 Charles A. Cruse, Jr.
 Professional Land Surveyor
 License No. 18078
 5-27-10



SHEET 1 OF 2



LEGEND
 SET 5/8" REBAR W/ YELLOW CAP - "CRUSE 18078"
 FOUND ENCASED DOCUMENT
 FOUND PIN & CAP
 FENCE
 EASEMENT

RECEIVED
 MAY 27 2010
 Kittitas County
 CDS

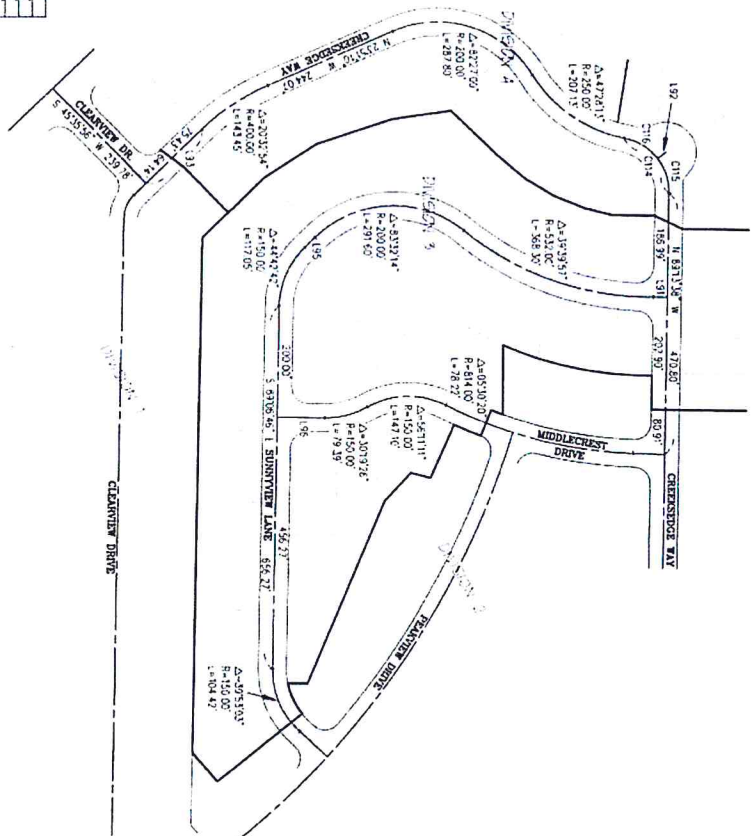
CRUSE & ASSOCIATES
 PROFESSIONAL LAND SURVEYORS
 217 E. Fourth St.
 Ellensburg, WA 98926
 (509) 962-8242

CURRIER CREEK ESTATES - DIV. 3 & 4
PART OF SECTIONS 27 & 28, T. 18 N., R. 18 E., W.M.
KITTITAS COUNTY, WASHINGTON
 - PRELIMINARY PLAT -

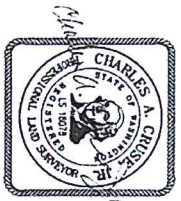
LINE	DIRECTION	DISTANCE
L1	S 14.3307° W	56.76'
L2	S 47.2319° E	48.86'
L3	S 60.5314° W	34.99'
L4	S 48.1214° E	52.00'
L5	S 12.1315° E	5.27'
L6	S 17.1315° E	20.61'
L7	S 12.1315° E	20.68'
L8	S 14.9524° E	63.57'
L9	S 14.9524° E	15.15'
L10	S 14.9524° E	15.15'
L11	S 38.5125° W	51.00'
L12	S 38.5125° W	51.00'
L13	S 57.9711° W	17.41'
L14	S 57.9711° W	51.29'
L15	S 57.9711° W	51.29'
L16	S 57.9711° W	51.29'
L17	S 57.9711° W	51.29'
L18	S 57.9711° W	51.29'
L19	S 57.9711° W	51.29'
L20	S 57.9711° W	51.29'
L21	S 28.2635° E	49.15'
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L99	S 28.2635° E	49.15'
L100	S 28.2635° E	49.15'

CURVE	RADIUS	LENGTH	BEARING
C1	789.00'	27.27'	0133°02'
C2	839.00'	69.45'	052°33'
C3	839.00'	51.89'	033°41'
C4	539.00'	61.16'	015°20'
C5	539.00'	61.16'	114°20'
C6	128.00'	55.54'	114°20'
C7	128.00'	61.00'	30°53.03'
C8	30.00'	47.17'	90°00.00'
C9	30.00'	47.17'	89°59.48'
C10	428.00'	155.42'	20°23.54'
C11	428.00'	14.83'	103°31.92'
C12	428.00'	14.83'	103°31.92'
C13	225.00'	32.17'	48°27.00'
C14	225.00'	44.95'	114°02.00'
C15	225.00'	44.95'	114°02.00'
C16	225.00'	56.13'	124°08.04'
C17	225.00'	41.84'	124°08.04'
C18	225.00'	11.22'	131°09.50'
C19	225.00'	165.42'	47°38.53'
C20	225.00'	165.42'	47°38.53'
C21	225.00'	82.27'	227°27.49'
C22	225.00'	81.40'	227°27.49'
C23	225.00'	18.89'	09°48.43'
C24	152.00'	21.62'	51°31.38'
C25	152.00'	16.02'	160°15.29'
C26	152.00'	13.32'	148°09.99'
C27	152.00'	40.00'	41°41.02'
C28	152.00'	33.32'	33°34.18'
C29	152.00'	33.32'	33°34.18'
C30	152.00'	33.32'	33°34.18'
C31	152.00'	11.84'	06°20.12'
C32	152.00'	11.84'	06°20.12'
C33	351.00'	55.55'	36°26.55'
C34	351.00'	23.82'	02°27.15'
C35	351.00'	55.55'	36°26.55'
C36	351.00'	55.55'	36°26.55'
C37	351.00'	55.55'	36°26.55'
C38	351.00'	55.55'	36°26.55'
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C99	351.00'	55.55'	36°26.55'
C100	351.00'	55.55'	36°26.55'

CURVE	RADIUS	LENGTH	BEARING
C66	225.00'	54.01'	140°07.00'
C67	225.00'	54.01'	140°07.00'
C68	225.00'	54.01'	140°07.00'
C69	225.00'	54.01'	140°07.00'
C70	225.00'	54.01'	140°07.00'
C71	225.00'	54.01'	140°07.00'
C72	225.00'	54.01'	140°07.00'
C73	225.00'	54.01'	140°07.00'
C74	225.00'	54.01'	140°07.00'
C75	225.00'	54.01'	140°07.00'
C76	225.00'	54.01'	140°07.00'
C77	225.00'	54.01'	140°07.00'
C78	225.00'	54.01'	140°07.00'
C79	225.00'	54.01'	140°07.00'
C80	225.00'	54.01'	140°07.00'
C81	225.00'	54.01'	140°07.00'
C82	225.00'	54.01'	140°07.00'
C83	225.00'	54.01'	140°07.00'
C84	225.00'	54.01'	140°07.00'
C85	225.00'	54.01'	140°07.00'
C86	225.00'	54.01'	140°07.00'
C87	225.00'	54.01'	140°07.00'
C88	225.00'	54.01'	140°07.00'
C89	225.00'	54.01'	140°07.00'
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C95	225.00'	54.01'	140°07.00'
C96	225.00'	54.01'	140°07.00'
C97	225.00'	54.01'	140°07.00'
C98	225.00'	54.01'	140°07.00'
C99	225.00'	54.01'	140°07.00'
C100	225.00'	54.01'	140°07.00'



SHEET 2 OF 2



CRUSE & ASSOCIATES
 PROFESSIONAL LAND SURVEYORS
 217 E. Fourth St.
 Ellensburg, WA 98928
 (509) 962-8242
 CURRIER CREEK ESTATES - DIV. 3 & 4