



**Washington State
Department of Transportation**

Lynn Peterson
Secretary of Transportation

South Central Region
2809 Rudkin Road
Union Gap, WA 98903-1648
509-577-1600 / FAX: 509-577-1603
TTY: 1-800-833-6388
www.wsdot.wa.gov

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Kittitas County Community Development Services
411 N. Ruby St. Suite 2
Ellensburg, WA 98926

Attn: Jeff Watson, Staff Planner

Subject: Reecer Ranch Long Plat – LP-12-00001
US 97, milepost 135.38 vicinity

We have reviewed the proposed project and have the following comments.

- The proposed project is adjacent to U.S. Highway 97 (US 97), a Highway of Statewide Significance with a Level of Service threshold of "C". We are interested in reviewing the traffic analysis when it is complete. Impacts that are determined to be significant will require mitigation, and it is anticipated that all costs will be borne by the developer.
- The proponent and future residents should be aware they are proposing residential development in an area with existing traffic noise. As an essential public facility, US 97 may need to be expanded on and traffic noise can be expected to increase in the future. It is the developer's responsibility to dampen or deflect any traffic noise.
- Stormwater and surface runoff generated by this project must be retained and treated on site, and not be allowed to flow onto WSDOT rights-of-way.
- Any proposed lighting should be directed down towards the site and away from US 97.

Thank you for the opportunity to review and comment on this proposal. If you have any questions regarding our comments, please contact Jacob Prilucik at (509) 577-1635.

Sincerely,

Paul Gonseth, P.E.
Planning & Materials Engineer

PG: jjp

cc: File #3, SR 97
Terry Kukes, Area 1 Maintenance Superintendent