



# KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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"Building Partnerships – Building Communities"

June 19<sup>th</sup>, 2017

Easton Ridge Land Company  
PO Box 687  
Roslyn, WA 98941

Jerry Martens  
Martens Enterprises, LLC  
PO Box 458  
Cle Elum, WA 98922

RE: Marian Meadows Planned Unit Development (PD-17-00001), Marian Meadows Plat (LP-17-00001) Marian Meadows Conditional Use Permit (CU-17-00001), and Marian Meadows Development Agreement (DV-17-00001)

Dear Applicant,

The applications for a Planned Unit Development, a Long Plat, a Development Agreement, and a Conditional Use Permit on 445.42 acres of land zoned Rural 5, and located on 17 parcels approximately 7 miles northwest of Roslyn, in portions of Sections 01, and 12, T20 N, R 13 E, WM in Kittitas County, bearing Assessor's Map numbers 20-13-12000-0013, 20-13-01000-0004, 20-13-01000-0013, 20-13-01051-0018, 20-13-01051-0014, 20-13-01051-0015, 20-13-01051-0013, 20-13-01051-0012, 20-13-01051-0008, 20-13-01051-0007, 20-13-01051-0006, 20-13-01051-0002, 20-13-01051-0001, 20-13-01051-0016, 20-13-01000-0011, 20-13-01051-0017 was received on December 22<sup>nd</sup>, 2017. Your application has been determined **complete** as of June 19<sup>th</sup>, 2017 for the purposes of intake, initial review, and vesting. Please be advised that the following actions will need to be completed prior to the issuance of a Notice of Application:

1. As provisioned in Kittitas County Code 15A.03.110 the property shall be posted by the applicant along each street frontage. Signage, a posting affidavit, and a map of posting locations, have been prepared by Community Development Services staff and are available for pick up at our office during regular business hours. Please be certain that the signs are "...posted on each road frontage on the subject property..." and that they are "... clearly visible and accessible."<sup>1</sup>

**Upon Completion of the above actions** in accordance with the provisions of KCC 15A.030.060:

1. A Notice of Application will be sent to the public (adjacent landowners), Kittitas County departments, and non-County governmental agencies inviting written comments on this proposal.
2. Requests for clarification, amendments, or additional information will be sent to you following the public comment period.
3. The consideration of written comments from adjacent property owners and public agencies will be incorporated in the staff report.
4. As requested by the County, additional materials and/or revised preliminary plat drawings may be required before this matter is brought before the Board of County Commissioners.
5. An open record hearing will be scheduled before the Kittitas County Hearings Examiner where public

<sup>1</sup> KCC 15A.03.110(3)

testimony may be given and a recommendation for approval or denial will be made.

6. A closed record hearing will be scheduled before the Kittitas County Board of Commissioners where a final decision will be given.

If you have any questions regarding this matter, please contact me at (509)-962-7079 or by e-mail at [dusty.pilkington@co.kittitas.wa.us](mailto:dusty.pilkington@co.kittitas.wa.us).

Sincerely,

A handwritten signature in blue ink that reads "Dusty Pilkington". The signature is written in a cursive, flowing style.

Dusty Pilkington  
Staff Planner

CC via email: [jerry@martensllc.com](mailto:jerry@martensllc.com)

[jryan@vnf.com](mailto:jryan@vnf.com)