



Ms. Jean Wyman & Larry C.
P.O. Box 504
Easton, WA 98925

Kittitas County
Community Development Services
411 North Ruby Street, Suite 2
Ellensburg, WA. 98926

Attn: Mr. Dan Carlson

Regarding – Marion Meadows PUD (PD-17-00001)
Associated Conditional Use Permit (CU-17-00001)
Development Agreement (DV-17-00001)
Long Plat (LP-17-00001)

July 9, 2017

As of concern to the Construction of Marion Meadows, I am writing this letter to take into consideration the following issues:

1. Roads cannot handle access in and out due to fires. There is only one public road entrance.
2. In case of fire, we only have a volunteered Fire Dept. Homeowners in Easton have concerns of insurance coverage.
3. Concerns of permanent residence, as the School cannot handle more students, and no plans for a future school.
4. Concerning Recreational areas:
There is no recreational area to ride ATV's, no designated trail, no snowmobile trails set up.
5. No tourism in this town, as it is residential. No chain stores, no shopping to accomodate tourism. We already have a convenience store.
6. Easton already has a state park for campers and weekenders. Silver Ridge Ranch, Lake Easton Resort.
7. Police Department: there is none in the town of Easton to enforce the laws.
8. This development is affecting wildlife habitat.
9. Pollution, concerning ATV and snowmobile exhaust, campfire pollution affecting existing homes.
10. THESE LOTS: need to be revised to rural standards 3 to 5 acre lots.
11. Easton needs more permant homes to contribute to the Community.

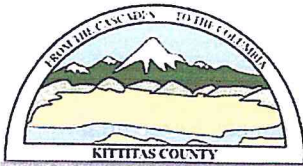
I am hoping this letter will bring attention to this matter of development to the Town of Easton. Taking all of the above information into consideration.

Sincerely, a residence of Easton,

Mrs. Jean A. Wyman

Larry and Jean Wyman
jiw

Larry Wyman



KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St., Suite 2, Ellensburg, WA 98926

CDS@CO.KITTITAS.WA.US

Office (509) 962-7506

Fax (509) 962-7682

"Building Partnerships – Building Communities"

Project Name (File Number): Marian Meadows Planned Unit Development (PD-17-00001), with associated Conditional Use Permit (CU-17-00001), Development Agreement (DV-17-00001) and Long Plat (LP-17-00001)

Applicant: Martens Enterprises, LLC, authorized agent for Easton Ridge Land Company, Inc.

Location: 17 parcels, located 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.

Proposal: Easton Ridge Land Company, authorized agent for Martens Enterprises, LLC, has submitted applications requesting a rezone of listed parcels to a Planned Unit Development, along with a Plat to subdivide land to facilitate 89 residential lots within the Planned Unit Development (PUD). An Administrative Conditional Use Permit is also requested for an RV Park and storage units within the PUD. The applicant also seeks to enter into a Development Agreement with Kittitas County.

Materials Available for Review: The submitted application and related filed documents may be examined by the public at the Kittitas County Community Development Services (CDS) office at 411 N. Ruby, Suite 2, Ellensburg, Washington, 98926, or on the CDS website. <https://www.co.kittitas.wa.us/cds/land-use/project-details.aspx?title=Rezones&project=PD-17-00001+Marian+Meadows> Phone: (509) 962-7506

Written Comments on this proposal can be submitted to CDS any time prior to 5:00 p.m. on July 23rd 2017. Any person has the right to comment on the application and request a copy of the decision once made. Written comments submitted to the County regarding this application will be included in the public record in their entirety. The record will be available for public viewing at CDS, published for informational purposes on the county web site, and disclosed as part of any inquiry submitted to the county under the Washington State Public Records Act (RCW 42.56). Individuals, organizations, and public entities submitting comments which include contact information (email or USPS mailing return addresses) will become parties of record and as such will receive notifications, determinations, and decisions as well as have an opportunity to appeal decisions and determinations as outlined in Kittitas County Code (KCC) 15A.06.010, RCW 43.21C.060, RCW 43.21C.075, and RCW 36.70C where appropriate. Kittitas County shall not be held responsible for the disclosure of sensitive or confidential information submitted as part of a comment letter for this application or any other land use activity subject to public comment.

Environmental Review (SEPA): Kittitas County Community Development Services conducted a review of a Final Environmental Impact Statement (FEIS) prepared during a previous PUD application at the site and expects to issue an addendum to the original FEIS. The comment period under SEPA will run concurrently with the public comment period. Public and agency comments on the environmental impacts of the proposal can be submitted no later than 5:00 pm on July 23rd, 2017.

Public Hearing: An open record hearing will be scheduled before the Kittitas County Hearing Examiner in the Commissioner's Auditorium at 205 W 5th Ave. Rm. 109, Ellensburg, WA 98926. This hearing shall be open to all members of the public; testimony will be taken and written comments may be submitted. Interested parties are encouraged to confirm proceedings prior to hearing date.

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Phone: (509) 962-7506 *website*

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Required Permits: Long Plat, Conditional Use Permit, Planned Unit Development, Development Agreement

Required Studies: To be determined during comment period.

The following development regulations will be used for project mitigation and consistency: Kittitas County Comprehensive Plan & Zoning Ordinance, State Environmental Policy Act

Designated Permit Coordinator (staff contact): Dusty Pilkington (509) 962-7079; email at dusty.pilkington@co.kittitas.wa.us

Application Received: December 22nd, 2016
Application Complete: June 19th, 2017
Notice of Application: June 21st, 2017

Public Notice
Kittitas County

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Sealed bids, the receipt of which will then allow for improvement

All bid proposals, cash, certified checks, equal to five percent. Should the bidder furnish satisfactory specifications, Kittitas County

The right is informalities

Complete digital specifications download of project #50. contact Que assistance working with

Informational inspection at Street, Suite

The Kittitas Code of Federal Transportal bidders the entered into business e afforded full invitation of race, color award.

The improvement

This Contract including installation of work, all in accordance with Provisions, a

Specifications Commission

Mandy Buchholz
Clerk of the Board