

Grove Comments

Traffic Study- city and county still reviewing, comments sent back to consultant

City of Ellensburg- annexation and Outside Utilities Agreement,

CTED- Support the proposed rezone to PUD within the UGA of Ellensburg

DOE- Water purveyors responsibility to ensure that the proposed use is within the limitations of its water right, subject to approval from the DOE pursuant to RCW 90.03.380 and 90.44.050. **If a subsequent individual or common plan of development exceeds 1 acre in size and NPDES Construction Stormwater Permit may be required. A permit and stormwater plan is required prior to beginning ground-breaking activities. Contac Ray Latham at DOE, 509-575-2807**

James Cole- will their be a revised submitted and if so will it be re noticed. Mercer Creek issued

CWU- planned transportation grid for the north Ellensburg area and specifically the area around this PUD should continue. Development of Greenfield Ave from Alder Street to Airport Road, and Chestnut Street from Helena Street to Sanders road. University if aware of the existing planning and its impacts financially, and to developable area on its own property and adjoining properties

Don Childress- rural character, keep the trees and natural growth in tact, walking/cycling lane (west side of airport road), high water table, mercer creek riparian habitat, wildlife, historic value of buildings?, how about underground cables, wires, telephone lines

Dan Shissler- impact on Mercer Creek, floods, water, FLOODPLAIN, buffer to stream,

Sally Emerich- how much will rent be? Erosion, amount of impervious surface, water/sewer service, landscaping, buffers for noise (residential living and passenger vehicles), design of buildings (can they fit in more to the residential character?), **lights need to be downward shaded and towards site**, sand volleyball court (**what about the dust**),

Brenda Larsen (Code Enforcement)- **Fire apparatus access roads shall be a minimum of 26 feet, aside from parking areas. There may be no more than 250' spacing between fire hydrants, "no parking: fire lane" signs must be posted in front of the proposed volleyball and basketball courts, in addition to the main and secondary entrances. The signs must comply with IFC Appendix D. The southeast corner of the proposed development does not meet the minimum requirements for fire apparatus access. Additional fire hydrants are necessary of the south and southwest side of the complex.**

Allison Carpenter- flood control and stream management, **separate bike/pedestrian path to campus**, significant fee for parking permits at The Grove (this would add incentives for residents to use public and non-motorized transportation

Dan and Sandra Carollo- impacts to irrigation water (Mercer Creek), erosion, floods, obstruction of views of units

Ellensburg Fire Department, Rich Elliot- No issues/concerns with the project in terms of service delivery by the fire dept. Likely require **installation of fire sprinklers and an alarm system. Additionally the fire dept. will need to review the access and fire hydrant placement.**

Edwin Hahn- traffic, noise, water, Mercer Creek, contamination to local wells,

Charles and Rebecca Wassell- Mercer Creek, proposed zoning and unit density are not consistent with Ellensburg's Comp Plan or the Airport Zoning, "CWU Future Expansion" (is there one?), annexation request?, security,