



KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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"Building Partnerships – Building Communities"

SHORELINE SUBSTANTIAL DEVELOPMENT PERMIT EXEMPTION

| APPLICANT NAME | PHONE | MAILING ADDRESS | CITY/STATE/ZIPCODE |
|------------------------------|--------------|-------------------|----------------------|
| Klaus Holzer & Laurie Merwin | 206-849-8282 | 9982 Manastash Rd | Ellensburg, WA 98926 |

DEVELOPMENT SITE LOCATION

9982 Manastash Rd; Section 04, T 19 N,
Sec. 15, T17 R 17 NE ¼, Ptn E ½, W ½. NE ¼
46.966800 lat / -120.695349 long
Map No. 17-17-15010-0002

FLOODPLAIN/ShORELINE

Manastash Creek
FIRM #: 5300950532C/5300950534B
WRIA 39

PROJECT DESCRIPTION

Applicant wishes to repair and maintain existing fence. No new use or structures are being replaced. Exemption is applicable to Kittitas County Shoreline Master Program Section 7.3.2.b, normal maintenance and repair.

**THIS DEVELOPMENT IS EXEMPT PURSUANT TO WAC 173-27-040(2) (g).
A SHORELINE SUBSTANTIAL DEVELOPMENT PERMIT IS NOT REQUIRED FOR THIS PROJECT.**

THE FOLLOWING CONDITIONS ARE REQUIRED PURSUANT WAC 173-27-040(1):

1. Issuance of this shoreline exemption permit does not authorize access onto private property, or waive other jurisdictional agency requirements. The permittee shall obtain consent from respective property owner(s) prior to entering private property, and shall obtain and comply with all applicable federal and state permit requirements in completing the proposed development.
2. Issuance of this shoreline exemption will not create liability on the part of Kittitas County or any officer or employee thereof, for any on or off site injury or damages that may result from this project.
3. This project is subject to KCC 17A Critical Areas and all other applicable city, county, state and/or federal regulations.
4. If work deviates from SX-16-00008 Shoreline Exemption application, applicant is required to contact Kittitas County Community Development Services, and further permitting requirements may be necessary by other agencies.

CONSISTENCY ANALYSIS

A shoreline substantial development permit is not required for the project as described due to exemption WAC 173-27-040(2)(g). Although exempted by statute/rule, such exempt developments must comply with all other regulatory requirements of the Shoreline Management Act and Kittitas County Shoreline Master Program.

- The Development will comply with Kittitas County Code Chapter 14.08, specifically Section 14.08.300(2): construction or reconstruction of residential structures is prohibited within designated floodways, except for: (a) repairs, reconstruction, or improvements to a structure which do not increase the ground floor area..." and Section 14.08.090, development permit required.
- Buffer strips of permanent vegetation between shoreline development and associated water bodies are encouraged, and private and public land owners shall be responsible for the preservation of vegetation to

minimize erosion within the shoreline areas (See Kittitas County Shoreline Master Program Section 6.20).

- The proposed shoreline activity is consistent with the Permit Exemption section of the Kittitas County Shoreline Master Program (7.2).
- The proposal for the normal maintenance and repair to the existing bank rip rap is consistent with Kittitas County Shoreline Master Program Section 7.3.2.b which allows for normal maintenance and repair of any structure or use.
- Nothing in these regulations shall obviate any requirement to obtain any permit, certificate, license, or approval from any state agency or local government (See Revised Code of Washington 90.58.360).

Note: Upon staff review of this project, the SEPA official has determined that SEPA is not required because it is exempt per WAC 197-11-800(2)(f) “additions or modifications to or replacement of any building or facility exempted by subsections (1) and (2).”

| Approved By | Date of Issuance | File No. | No. Pages |
|-------------------------------------------------------------------------------------------------|------------------|--------------|-----------|
| Rose Shrinert  | July 18, 2016 | SX-16-000008 | 2 |