

# KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

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Office (509) 962-7506

"Building Partnerships – Building Communities"

## SHORELINE SUBSTANTIAL DEVELOPMENT PERMIT EXEMPTION

APPLICANT NAME	PHONE	MAILING ADDRESS	CITY/STATE/ZIPCODE
Ken & Julie Hart	425-985-3899	1730 NE Katsura St	Issaquah, WA 98029

### DEVELOPMENT SITE LOCATION

Easton, WA 98926

Parcel #636835

Map # 21-13-21050-0071

### FLOODPLAIN/ShORELINE

Shoreline Residential, Lake Kachess

FIRM #: 53037C0340D

WRIA 39

### PROJECT DESCRIPTION

Construction of a single-family dwelling

**THIS DEVELOPMENT IS EXEMPT PURSUANT TO WAC 173-27-040(2)(g), and KCC 17B.07.030(2)(g): A SHORELINE SUBSTANTIAL DEVELOPMENT PERMIT IS NOT REQUIRED FOR THIS PROJECT.**

### THE FOLLOWING CONDITIONS ARE REQUIRED PURSUANT WAC 173-27:

1. All work shall substantially conform to the specifications of the application materials including the critical areas report submitted to CDS on September 13, 2021.
2. 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 onto private property and shall obtain and comply with all applicable federal and state permit requirements in completing the proposed development.
3. 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.
4. Any work must be performed in accordance with Kittitas County Code 14.08 Flood Damage Prevention. The applicant shall contact Kittitas County Public Works at 509-962-7523 prior to submitting building permits to determine any necessary floodplain permits. Kittitas County Public works has already indicated that a floodplain development permit will be required. The applicant shall comply with all floodplain development permit requirements prior to any ground disturbing activity.
5. Should ground disturbing or other activities related to this proposal result in the inadvertent discovery of cultural or archaeological materials, work shall be stopped in the immediate area and contact be made with the Washington State Department of Archaeology and Historic Preservation (DAHP), Yakama Nation, and the Snoqualmie Tribe. Work shall remain suspended until the find is assessed and appropriate consultation is conducted. Should human remains be inadvertently discovered, as dictated by Washington State RCW 27.44.055, work shall be immediately halted in the area and contact made with the coroner and local law enforcement in the most expeditious manner possible.


### CONSISTENCY ANALYSIS

A shoreline substantial development permit is not required for the project as described due to an exemption allowed pursuant to WAC 173-27-040(2)(g), KCC 17B.078.030(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 Washington State water, forest and practices laws.

- 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).
- All development shall take place outside the 90-foot buffer or more from the Ordinary High Water Mark as identified in the Critical Areas Report submitted.

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Approved By	Date of Issuance	File No.
Jeremiah Cromie 	October 5, 2021	SX-21-00016