

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

SP 07-148

SHORT PLAT APPLICATION

(To divide lot into 2-4 lots)

KITTITAS COUNTY ENCOURAGES THE USE OF PRE-APPLICATION MEETINGS. PLEASE CALL THE DEPARTMENT IF YOU WOULD LIKE TO SET UP A MEETING TO DISCUSS YOUR PROJECT. INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED.

PLEASE TYPE OR PRINT CLEARLY IN INK. ATTACH ADDITIONAL SHEETS AS NECESSARY. THE FOLLOWING ITEMS MUST BE ATTACHED TO THIS APPLICATION PACKET:

REQUIRED ATTACHMENTS

- Five large copies of short plat with all preliminary drawing requirements complete (reference KCC Title 16 Subdivision Code for plat drawing requirements) and one small 8.5"x11"copy.
- Address list of all landowners within 500 feet of the site's tax parcel. If adjoining parcels are owned by the applicant, the 500 feet extends from the farthest parcel. If the parcel is within a subdivision with a Homeowners or Road Association, please include the address of the association.

OPTIONAL ATTACHMENTS

(Optional at preliminary submittal, but required at the time of final submittal)

- Certificate of Title (Title Report)
- Computer lot closures

FEES:

\$190 plus \$10 per lot for Public Works Department;
 \$380 plus \$75/hr. over 4 hrs. for Environmental Health Department;
 \$450 for Community Development Services Department
 (One check made payable to KCCDS)

FOR STAFF USE ONLY

APPLICATION RECEIVED BY
SIGNATURE:

X J. Swenberg

DATE:

9-14-07

RECEIPT #

053533



NOTES:

1. Name, mailing address and day phone of land owner(s) of record:

Name: SPL Properties Inc.
Mailing Address: 3191 Killmore Rd
City/State/ZIP: Ellensburg, WA 98926
Day Time Phone: (509) 925-6916
Email Address: _____

2. Name, mailing address and day phone of authorized agent (if different from land owner of record):

Agent Name: Chuck Cwir / Cwir & Assoc.
Mailing Address: P. O. Box 959
City/State/ZIP: Ellensburg, WA 98926
Day Time Phone: (509) 962-8242
Email Address: _____

3. Contact person for application (select one):

Owner of record Authorized agent

All verbal and written contact regarding this application will be made only with the contact person.

4. Street address of property:

Address: Cove Road
City/State/ZIP: Ellensburg, WA 98926

5. Legal description of property: Lots 15 & 16, High Valley Ranchettes

6. Tax parcel number(s): 18-17-36052-0015 & 18-17-36052-0016

7. Property size: 40.00 (acres)

8. Narrative project description: Please include the following information in your description: describe project size, location, water supply, sewage disposal and all qualitative features of the proposal; include every element of the proposal in the description (be specific, attach additional sheets as necessary):

4 lot shared plat w/ shared wells and individual septic systems

9. Are Forest Service roads/easements involved with accessing your development?

Yes No (Circle) If yes, explain: _____

10. What County maintained road(s) will the development be accessing from?

Cove and Weaver Roads

11. Application is hereby made for permit(s) to authorize the activities described herein. I certify that I am familiar with the information contained in this application, and that to the best of my knowledge and belief such information is true, complete, and accurate. I further certify that I possess the authority to undertake the proposed activities. I hereby grant to the agencies to which this application is made, the right to enter the above-described location to inspect the proposed and or completed work.

Signature of Authorized Agent:

Date:

X _____

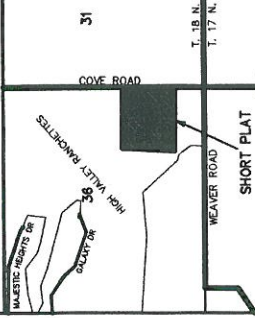
Signature of Land Owner of Record:
(Required for application submittal)

Date:

X  _____
President

9-14-07

VICINITY MAP



31
T. 18 N.
T. 17 N.
6
R. 17 E.
R. 16 E.
R. 15 E.
R. 14 E.
R. 13 E.
R. 12 E.
R. 11 E.
R. 10 E.
R. 9 E.
R. 8 E.
R. 7 E.
R. 6 E.
R. 5 E.
R. 4 E.
R. 3 E.
R. 2 E.
R. 1 E.

APPROVALS

KITTITAS COUNTY DEPARTMENT OF PUBLIC WORKS
EXAMINED AND APPROVED THIS _____ DAY OF _____ A.D., 200__

KITTITAS COUNTY ENGINEER _____

KITTITAS COUNTY HEALTH DEPARTMENT
PRELIMINARY INSPECTION INDICATED SOIL CONDITIONS MAY ALLOW USE OF SEPTIC TANKS AS A TEMPORARY MEANS OF SEWAGE DISPOSAL FOR SOME BUT NOT NECESSARILY ALL BUILDING SITES WITHIN THIS SHORT PLAT. PROSPECTIVE PURCHASERS OF LOTS ARE URGED TO MAKE INQUIRIES AT THE COUNTY HEALTH DEPARTMENT ABOUT ISSUANCE OF SEPTIC TANK PERMITS FOR LOTS.

DATED THIS _____ DAY OF _____ A.D., 200__

KITTITAS COUNTY HEALTH OFFICER _____

CERTIFICATE OF COUNTY PLANNING DIRECTOR
I HEREBY CERTIFY THAT THE TURF RANCHETTES SHORT PLAT HAS BEEN EXAMINED BY ME AND FOUND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITTITAS COUNTY PLANNING COMMISSION.

DATED THIS _____ DAY OF _____ A.D., 200__

KITTITAS COUNTY PLANNING DIRECTOR _____

CERTIFICATE OF KITTITAS COUNTY TREASURER
I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS ARE PAID FOR THE PRECEDING YEARS AND FOR THIS YEAR IN WHICH THE PLAT IS NOW TO BE FILED.

PARCEL NO. 19-17-30052-0015 & 19-17-30052-0016

DATED THIS _____ DAY OF _____ A.D., 200__

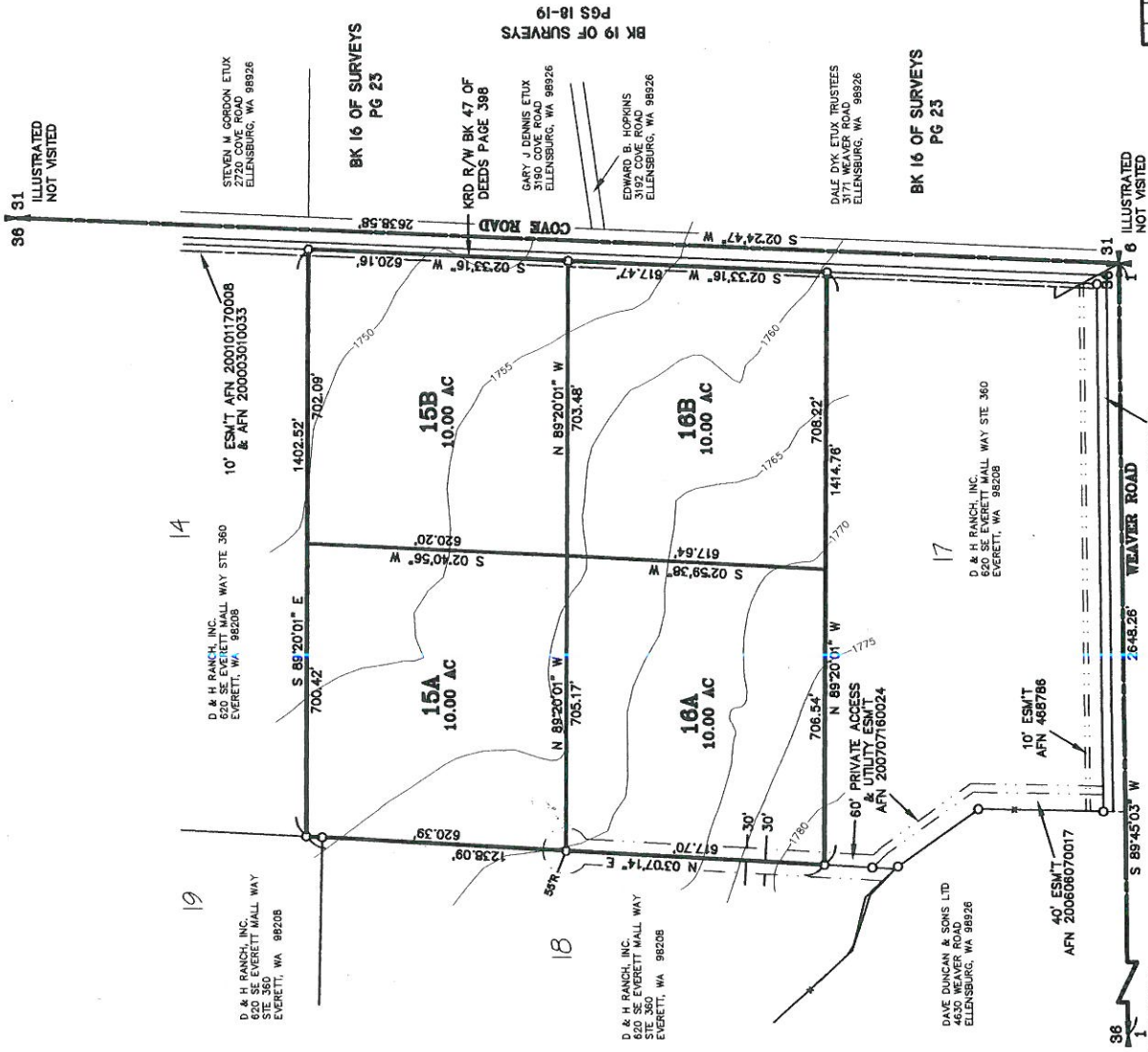
KITTITAS COUNTY TREASURER _____

NAME AND ADDRESS - ORIGINAL TRACT OWNERS
NAME: SDL PROPERTIES, INC.
ADDRESS: 3181 KILLMORE ROAD
ELLENSBURG, WA 98926
PHONE: (509) 925-8916
EXISTING ZONE: AP-20
SOURCE OF WATER: INDIVIDUAL WELLS
SEWER SYSTEM: SEPTIC TANKS
SEWER SYSTEM: NO IMPROVEMENTS FOR THIS APP.
STORM WATER: COUNTY ROAD R/W
WIDTH AND TYPE OF ACCESS: COUNTY ROAD R/W
NO. OF SHORT PLATTED LOTS: FOUR (4)
SCALE: 1" = 200'

DATE: _____

RETURNED FOR CAUSE ON: _____

**TURF RANCHETTES SHORT PLAT
PART OF SECTION 36, T. 18 N., R. 17 E., W.M.
KITTITAS COUNTY, WASHINGTON**



RECEIVING NO. **SP-07-**

(IN FEET)
1 inch = 200 ft.

LEGEND

- SET 5/8" REBAR W/ YELLOW CAP - "CRUISE 18078"
- FOUND PIN & CAP
- FENCE
- EASEMENT

ORIGINAL PARCEL DESCRIPTIONS

PARCEL A
LOTS 15 AND 16, HIGH VALLEY RANCHETTES, IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 10 OF PLATS, PAGES 86 THROUGH 92, RECORDS SAID COUNTY.

PARCEL B
TOGETHER WITH A NON-EXCLUSIVE, PERPETUAL EASEMENT AND RIGHT OF WAY FOR PRIVATE ACCESS AND UTILITIES OVER, ACROSS AND UNDER PORTIONS OF LOTS 17 AND 18 OF SAID HIGH VALLEY RANCHETTES AS MORE SPECIFICALLY SET FORTH IN THAT CERTAIN NON-EXCLUSIVE EASEMENT AGREEMENT DATED JULY 3, 2007 AND RECORDED JULY 16, 2007 UNDER AUDITOR'S FILE NO. 200707160024.

AUDITOR'S CERTIFICATE
Filed for record this _____ day of _____, 2007, at _____, in Book 1 of Short Plats at page(s) _____ at the request of Cruise & Associates.

JERALD V. PETTIT by _____
KITTITAS COUNTY AUDITOR

SURVEYOR'S CERTIFICATE
This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Recording Act of the request of SDL PROPERTIES, INC. in JULY of 2007.

CRUISE & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
217 E. Fourth St.
Ellensburg, WA 98926 (509) 962-8842

TURF RANCHETTES SHORT PLAT

DATE: 9-15-07

CHARLES A. CRUISE, JR.
Professional Land Surveyor
License No. 18078
