

## KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

CDS@CO.KITTITAS.WA.US

Office (509) 962-7506

Building Partnerships; Building Communities

### MITIGATED DETERMINATION OF NONSIGNIFICANCE

**File:** SEPA Checklist (SE-21-00031)  
Mundy SEPA Application

**Description:** Bill Mundy is proposing to do road improvements and a stormwater management system including 626 cubic yards of cut and 2,329 cubic yards of fill. The SEPA application is associated with Kittitas County Public Works Grading Permit GP-21-00031. The project is proposed on a site that is zoned Agricultural 5 and Forest and Range within a Rural Residential and Rural Working Land Use designation.

**Proponent:** Bill Mundy  
2500 Canterbury Lane E Apt 301  
Seattle, WA 98112

**Location:** The subject properties are parcel #'s: 504636, 17778, 17779, 17780 and 355035, approximately 3 miles East of Cle Elum, WA in part of Sections 27, 28, 33, and 34, Township 20N, Range 16E, W.M.

**Lead Agency:** Kittitas County Community Development Services

The lead agency for this proposal has determined that it will not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030(2)(c) and WAC 197-11. This decision was made after review of a completed environmental checklist, site visit with state agencies and other information on file with the lead agency. This information is available to the public on request or can be viewed at the Kittitas County Community Development Services website at: <http://www.co.kittitas.wa.us/cds/land-use/default.aspx> under "Miscellaneous SEPA Applications" using the file number "SE-21-00031 Mundy."

The lead agency has determined that certain mitigation measures are necessary in order to issue a Mitigated Determination of Non-Significance (MDNS) for this proposal. Failure to comply with mitigation measures identified hereafter will result in the issuance of a Determination of Significance (DS) for this project. The mitigation measures include the following:

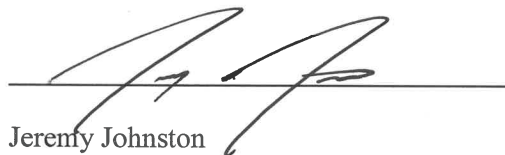
- 1) Any grading over 100 cubic yards of material requires a grading permit through Kittitas County Public Works. Any grading over 500 cubic yards of material will require engineered grading and storm water plans. See Kittitas County Code chapter 14.05. The applicant shall not grade until their grading permit is issued. The applicant has applied for a grading permit. All conditions in the approved grading permit shall be adhered to.
- 2) Per KCC 14.05.110(8): Excavations shall not constrict or alter the existing flow of storm water, streams, or other historical flow.
- 3) All activities requiring permitting through the Department of Natural Resources shall be obtained prior to additional work on site.

- 4) All culverts and their proposed locations must be approved by Kittitas County Public Works prior to installation.
- 5) Communication shall be made with Kittitas County's Code Enforcement Officer when all appropriate permits have been issued before additional work can take place.
- 6) Kittitas County Public Works must inspect and approve all work done prior to additional work starting.
- 7) An NPDES Construction Stormwater Permit shall be obtained from the Department of Ecology prior to any additional work being completed. Conditions from this permit must be adhered to in the field.
- 8) The proposed roadway shall not increase the existing stormwater runoff onto adjacent properties. In the event of ditch scour or flow onto adjacent properties, the applicant will be required to construct mitigations suitable to Kittitas County Public Works.
- 9) No channelization of stormwater runoff shall occur except for natural flow channels and culverts approved by Public Works.
- 10) Should ground disturbing or other activities related to the grading and clearing 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). 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.

This MDNS is issued under WAC 197-11-355; the lead agency will not act on this proposal for 10 working days. Any action to set aside, enjoin, review, or otherwise challenge this administrative SEPA action on the grounds of noncompliance with the provisions of Chapter 43.21 RCW, shall be commenced on or before **April 28, 2022 at 5 pm.**

Questions or Comments regarding this determination can be directed to Jeremiah Cromie, (509) 962-7046, [jeremiah.cromie@co.kittitas.wa.us](mailto:jeremiah.cromie@co.kittitas.wa.us).

**Responsible  
Official:**

  
Jeremy Johnston

**Title:** Kittitas County CDS Planning Official

**Address:** Kittitas County Community Development Services  
411 North Ruby St., Suite 2  
Ellensburg, WA 98926  
(509) 962-7506

**Date:** April 14, 2022

**Pursuant to Chapter 15A.07.010 KCC, this MDNS may be appealed by submitting specific factual objections in writing with a fee of \$1550.00 to the Kittitas County Community Development Services, 411 N Ruby St. Suite 2, Ellensburg WA 98926. Timely appeals must be received no later than 5:00pm, April 28, 2022.**

**Aggrieved parties are encouraged to contact Community Development Services at (509) 962-7506 for more information on the appeal process.**