



## 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-22-00059)  
Owens SEPA Application

**Description:** The applicants, Doug and Dana Owens, are proposing to construct an access road that will provide residential access to four (4) undeveloped parcels. The access road will serve four (4) future single family residences. The proposal requires a Grading Permit from Kittitas County Public Works, with which this application is associated. The subject parcels are in Agriculture 20 zoning with a Rural Working land use designation.

**Proponent:** Doug and Dana Owens  
P.O. Box 1139  
Cle Elum, WA 98922

**Location:** Tax parcel numbers: 337734, 18176, 18178 and 18179 located on Bettas Road, beginning directly southeast of the intersection of Bettas Road and Low Road, in Section 9, Township 19, Range 17, bearing Assessor's Map numbers: 19-17-09010-0001, 19-17-09010-0004, 19-17-09010-0005, and 19-17-09010-0006 in Kittitas County.

**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-22-00059."

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:

#### Critical Areas

- 1) The applicant shall comply with the conditions of GP-22-00015 and shall not begin grading until their grading permit is issued.
- 2) The applicant shall work with Washington Department of Fish and Wildlife and/or other qualified professional to determine potential impacts to shrubsteppe and develop a mitigation plan to address the impacts. The plan shall be submitted to Kittitas County CDS for review and approval per KCC 17A.04.020(3) prior to land disturbing activities.

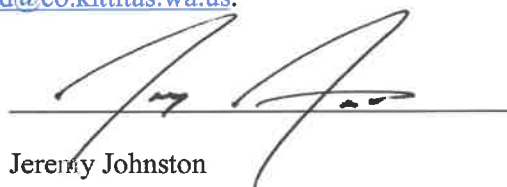
#### Cultural Resources

- 3) 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 **August 23, 2022 at 5 pm.**

Questions or Comments regarding this determination can be directed to Rachael Stevie, (509) 962-7637, [rachael.stevie.cd@co.kittitas.wa.us](mailto:rachael.stevie.cd@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:** August 9, 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, August 23, 2022. Aggrieved parties are encouraged to contact Community Development Services at (509) 962-7506 for more information on the appeal process.**