

From: [Connor Armi](#)
To: [Chace Pedersen](#)
Cc: [Guy Moura](#); [Hanson, Sydney \(DAHP\)](#)
Subject: Re: SE-23-00016 Ritter - Notice of Application
Date: Wednesday, September 13, 2023 8:05:29 AM

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Hello Chace,

This consult is in reference to Miscellaneous SEPA Applications SE-23-00016 *Ritter*. Ground disturbing activities include the grading and construction of a road, the SEPA document

This undertaking is located within the CCT Traditional Territories. We request any undertakings, particularly those involving ground disturbing activities, to have an IDP in place prior to implementation.

The proposed project lies within the traditional territory of the Moses-Columbia Tribe, 1 of the 12 constituent tribes of the Confederated Tribes of the Colville Reservation (CTCR), which is governed by the Colville Business Council (CBC). The CBC has delegated to the Tribal Historic Preservation Officer (THPO) the responsibility of representing the CTCR with regard to cultural resources management issues throughout the traditional territories of all of the constituent tribes under Resolution 1996-29. This area includes parts of eastern Washington, northeastern Oregon, the Palus territory in Idaho, and south-central British Columbia.

If ground disturbing activities are to be conducted, such as the installation of a septic system or the scraping of a roadway, a cultural resource surface survey and sub-surface testing of the area in and directly around the proposed ground disturbance are recommended as a surface observation will not be an accurate assessment of the existent potential for subsurface cultural deposits. This test should be to the terminal depth of the septic installation to ensure the totality of the presence or absence of cultural material.

There are no known cultural resources of significance nearby and this particular plat is considered Very High Risk for an inadvertent discovery according to the DAHP predictive model. This parcel has not been previously surveyed and a preliminary archaeological investigation would be prudent. There was a survey from 2006 for the construction of the Bar 14 bridge that is in the section but the size, scope, and age of this previous survey is inadequate to assess the impacts of this implementation on cultural resources.

CCT requests a cultural resource survey prior to the implementation of ground disturbing activities and that during implementation that there be an inadvertent discovery plan or (IDP) in place to ensure compliance with all Section 106 and relevant cultural resource laws both federally and to the state of Washington.

Thank you for consulting with the Colville Confederated Tribes History and Archaeology Program.

On behalf of Guy Moura, Tribal Historic Preservation Officer.

Sincerely,

Connor Armi | **Archaeologist Senior MA, RPA**
History/Archaeology Program

Confederated Tribes of the Colville Reservation
PO Box 150 | Nespelam, WA 99155
d: 509-634-2690 | c: 509-631-1131
connor.armi.hsy@colvilletribes.com

On Tue, Sep 12, 2023 at 8:34 AM Chace Pedersen <chace.pedersen@co.kittitas.wa.us> wrote:

Good morning,

CDS is requesting comments on the following SEPA application: **SE-23-000016 Ritter**. Links to the file materials can be found below. Kittitas County anticipates issuing a DNS for this project application and is using the optional SEPA process. This may be the only opportunity to comment on the environmental impacts of this project.

The comment period will end **Wednesday, September 27, 2023, at 5pm**. CDS will assume your agency does not wish to provide comment if not received by this date. Please contact me directly with any questions or issues accessing the materials.

Public Access: [SE-23-00016 Ritter](#)

Internal Access: SE-23-00016 Ritter

Thank you,

Chace Pedersen

Planner I

Kittitas County Community Development Services

411 N. Ruby Street, Ste 2

Ellensburg, WA 98926

Office: (509) 962-7637

chace.pedersen@co.kittitas.wa.us

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message id: 38eb45916c6dcbdac24bb8719d004a14

From: [WSDOT Aviation Land Use Inquiries and Application Submittals](#)
To: [Chace Pedersen](#)
Subject: RE: [EXTERNAL] SE-23-00016 Ritter - Notice of Application
Date: Wednesday, September 13, 2023 9:19:14 AM

CAUTION: This email originated from outside the Kittitas County network. Do not click links, open attachments, fulfill requests, or follow guidance unless you recognize the sender and have verified the content is safe.

M Pedersen,

WSDOT Aviation Division reviewed the provided documentation on 09/13/2023. We have no comments.

Cheers,

David Ison, PhD | Aviation Planner
Emerging Aviation Technologies & Land Use Compatibility
Washington State Department of Transportation
isond@wsdot.wa.gov C: 360-890-5258

From: Chace Pedersen <chace.pedersen@co.kittitas.wa.us>
Sent: Tuesday, September 12, 2023 8:35 AM
To: Dan Young <dan.young@co.kittitas.wa.us>; Kim Dawson <kim.dawson@co.kittitas.wa.us>; George Long <long@kittcom.org>; storch@kittcom.org; Julie Kjorsvik <julie.kjorsvik@co.kittitas.wa.us>; Toni Berkshire <toni.berkshire@co.kittitas.wa.us>; Public Health Inspectors <PublicHealthInspectors@co.kittitas.wa.us>; Lisa Lawrence <lisa.lawrence@co.kittitas.wa.us>; Patti Stacey <patti.stacey@co.kittitas.wa.us>; Kelee Hodges <kelee.hodges.pw@co.kittitas.wa.us>; Candie Leader <candie.leader@co.kittitas.wa.us>; Tate Mahre <tate.mahre@co.kittitas.wa.us>; enviroreview@yakama.com; corrine_camuso@yakama.com; jessica_lally@yakama.com; noah_oliver@yakama.com; casey_barney@yakama.com; kozj@yakamafish-nsn.gov; Matthews, Jim <matj@yakamafish-nsn.gov>; Holly Barrick <barh@yakamafish-nsn.gov>; Petropoulos, Terra (ECY) <tebu461@ECY.WA.GOV>; White, Lori (ECY) <lowh461@ECY.WA.GOV>; FormerOrchards@ecy.wa.gov; wendy.neet@ecy.wa.gov; ECY RE CRO SEPA Coordinator <crosepa@ecy.wa.gov>; Anderson, Ryan (ECY) <rand461@ecy.wa.gov>; Downes, Scott G (DFW) <Scott.Downes@dfw.wa.gov>; Nelson, Jennifer L (DFW) <Jennifer.Nelson@dfw.wa.gov>; Torrey, Elizabeth M (DFW) <Elizabeth.Torrey@dfw.wa.gov>; DAHP SEPA (DAHP) <sepa@dahp.wa.gov>; jorgenja@cwu.edu; nelmsk@cwu.edu; Jeremy Larson <jeremy.larson@co.kittitas.wa.us>; Steph Mifflin <stephanie.mifflin@co.kittitas.wa.us>; Mau, Russell E (DOH) <Russell.Mau@doh.wa.gov>; rivers@dnr.wa.gov; YOUNG, BRENDA (DNR) <brenda.young@dnr.wa.gov>; Warthen, Luke (DNR)



STATE OF WASHINGTON
DEPARTMENT OF ECOLOGY

Central Region Office

1250 West Alder St., Union Gap, WA 98903-0009 • 509-575-2490

September 25, 2023

Chace Pedersen
Kittitas County
411 N. Ruby St., Suite 2
Ellensburg, WA 98926

RE: 202304350; SE-23-00016

Dear Chace Pedersen:

Thank you for the opportunity to comment on the Notice of Application for the Ritter Access Road. We have reviewed the application and have the following comments.

Shorelands and Environmental Assistance

Regarding Wetland and Potential Wetland Impacts

Text in the SEPA Checklist indicate a wetland report is pending. The report should delineate any wetlands using the US Army Corps of Engineers Wetland Rating Manual (1987) and the Regional Supplement for the Arid West. Any wetlands should be rated following guidelines in the Washington State Wetland Rating System for Eastern Washington: 2014 Update. The wetland report should provide all information required in Kittitas County Code 17A.07 WETLANDS including mitigation planning for any potential impacts to wetlands or wetland buffers. Please reach out to Ryan Anderson (rand461@ecy.wa.gov) with any questions regarding this comment.

Water Quality

Erosion control measures must be in place prior to any clearing, grading, or construction. These control measures must prevent soil from being carried by stormwater runoff into surface waters, or into stormwater drains that may discharge directly to surface water. Sand, silt, and soil will damage aquatic habitat and are considered pollutants. Please reach out to Wendy Neet (wnee461@ecy.wa.gov) with any questions regarding this comment.

Sincerely,

Joy Espinoza
SEPA Coordinator
Central Regional Office
509-379-3967
crosepacoordinator@ecy.wa.gov



State of Washington
DEPARTMENT OF FISH AND WILDLIFE

South Central Region • Ellensburg District Office • 1130 W. University Way, Ellensburg, WA
98926

September 25, 2023

Chace Pedersen
Kittitas County
Community Development Services
501 North Anderson Street
Ellensburg, WA 98926

SUBJECT: SE-23-00016 Ritter Access Road

Dear Mr. Pedersen,

The Washington Department of Fish and Wildlife (WDFW) is familiar with this area and habitat as the property is located between Mercer Creek to the west and Wilson Creek to the east. There are several potential critical areas near the project area and we look forward to reviewing the critical areas report referenced in the SEPA checklist.

This project area is within the alluvial fan of the Wilson-Naneum Watershed. The Kittitas Reclamation District (KRD) canal north of the project area passes Mercer Creek and Wilson Creek through their canal and the KRD delivers irrigation water to this project area. During flood events, it is possible that all natural stream channels and irrigation delivery ditches will be conveying flood water. The design of the access road, berms and culverts may interrupt these flows and change the distribution of water during high and/or low flow conditions on this property and potentially other nearby parcels.

We encourage further review of how the road, as proposed, may impact critical areas such as frequently flooded areas and wetlands.

Please feel free to contact me at (509) 961-6639 or Jennifer.nelson@dfw.wa.gov if you have any questions about these comments.

Sincerely,

Jennifer Nelson
Area Habitat Biologist



Allyson Brooks Ph.D., Director
State Historic Preservation Officer

September 26, 2023

Chace Pedersen
Planner I
Kittitas County
411 N. Ruby Street; Suite 2
Ellensburg, WA98926

In future correspondence please refer to:
Project Tracking Code: 2023-09-06050
Property: Kittitas County_Ritter Access Road (SE-23-00016)
Re: Survey Requested

Dear Chace Pedersen:

Thank you for contacting the Washington State Historic Preservation Officer (SHPO) and Department of Archaeology and Historic Preservation (DAHP) and providing documentation regarding the above referenced project. These comments are based on the information available at the time of this review and on behalf of the SHPO in conformance Washington State law. Should additional information become available, our assessment may be revised.

Our statewide predictive model indicates that there is a high probability of encountering cultural resources within the proposed project area. This is due, in part, to the presence of multiple sources of fresh water near the proposed project area. Further, the scale of the proposed ground disturbing actions would destroy any archaeological resources present. Identification during construction is not a recommended detection method because inadvertent discoveries often result in costly construction delays and damage to the resource. Therefore, we recommend a professional archaeological survey of the project area be conducted and a report be produced prior to ground disturbing activities. This report should meet DAHP's [Standards for Cultural Resource Reporting](#).

We also recommend that any historic buildings or structures (45 years in age or older) located within the project area are evaluated for eligibility for listing in the National Register of Historic Places on Historic Property Inventory (HPI) forms. We highly encourage the SEPA lead agency to ensure that these evaluations are written by a cultural resource professional meeting the [SOI Professional Qualification Standards in Architectural History](#).

Please note that the recommendations provided in this letter reflect only the opinions of DAHP. Any interested Tribes may have different recommendations. We appreciate receiving any correspondence or comments from Tribes or other parties concerning cultural resource issues that you receive.

Thank you for the opportunity to comment on this project. Please ensure that the DAHP Project Tracking Number is shared with any hired cultural resource consultants and is attached to any



communications or submitted reports. Please also ensure that any reports, site forms, and/or historic property inventory (HPI) forms are uploaded to WISAARD by the consultant(s).

Should you have any questions, please feel free to contact me.

Sincerely,

A handwritten signature in blue ink that reads "Sydney Hanson". The signature is written in a cursive style with a long horizontal line extending to the right.

Sydney Hanson, M.A.
Local Government Archaeologist
(360) 280-7563
Sydney.Hanson@dahp.wa.gov



From: [Public Health Inspectors](#)
To: [Chace Pedersen](#)
Subject: RE: SE-23-00016 Ritter - Notice of Application
Date: Tuesday, September 26, 2023 11:49:40 AM

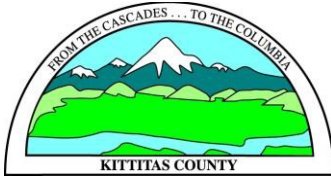
Chace,

Environmental health has reviewed this application and has no comments or concerns.

Thank you,

Holly Erdman

From: Chace Pedersen <chace.pedersen@co.kittitas.wa.us>
Sent: Tuesday, September 12, 2023 8:35 AM
To: Dan Young <dan.young@co.kittitas.wa.us>; Kim Dawson <kim.dawson@co.kittitas.wa.us>; George Long <long@kittcom.org>; storch@kittcom.org; Julie Kjorsvik <julie.kjorsvik@co.kittitas.wa.us>; Toni Berkshire <toni.berkshire@co.kittitas.wa.us>; Public Health Inspectors <PublicHealthInspectors@co.kittitas.wa.us>; Lisa Lawrence <lisa.lawrence@co.kittitas.wa.us>; Patti Stacey <patti.stacey@co.kittitas.wa.us>; Kelee Hodges <kelee.hodges.pw@co.kittitas.wa.us>; Candie Leader <candie.leader@co.kittitas.wa.us>; Tate Mahre <tate.mahre@co.kittitas.wa.us>; enviroreview@yakama.com; corrine_camuso@yakama.com; jessica_lally@yakama.com; noah_oliver@yakama.com; casey_barney@yakama.com; kozj@yakamafish-nsn.gov; matj@yakamafish-nsn.gov; Holly Barrick <barh@yakamafish-nsn.gov>; tebu461@ecy.wa.gov; lowh461@ECY.WA.GOV; FormerOrchards@ecy.wa.gov; wendy.neet@ecy.wa.gov; ECY RE CRO SEPA Coordinator <crosepa@ecy.wa.gov>; rand461@ecy.wa.gov; Downes, Scott G (DFW) <Scott.Downes@dfw.wa.gov>; Nelson, Jennifer L (DFW) <Jennifer.Nelson@dfw.wa.gov>; Torrey, Elizabeth M (DFW) <Elizabeth.Torrey@dfw.wa.gov>; DAHP SEPA (DAHP) <sepa@dahp.wa.gov>; jorgenja@cwu.edu; nelmsk@cwu.edu; Jeremy Larson <jeremy.larson@co.kittitas.wa.us>; Steph Mifflin <stephanie.mifflin@co.kittitas.wa.us>; Mau, Russell E (DOH) <Russell.Mau@DOH.WA.GOV>; rivers@dnr.wa.gov; brenda.young@dnr.wa.gov; luke.warthen@dnr.wa.gov; SEPACENTER@dnr.wa.gov; MARTIN.MAUNEY@dnr.wa.gov; scott.chambers@dnr.wa.gov; brooksideconsulting@gmail.com; tribune@nkctribune.com; terry@nkctribune.com; Teneal Norrbom <tnorrbom@kvnews.com>; KVNews Legals <legals@kvnews.com>; Deborah.j.knaub@usace.army.mil; jenae.n.churchill@usace.army.mil; Hendrix, Leah D <lhendrix@usbr.gov>; mark.a.gradwohl.civ@mail.mil; kimberly.preacher@navy.mil; robert.d.bright10.civ@army.mil; Haley Mercer <haley.mercer@co.kittitas.wa.us>; Christy Garcia <christine.garcia@co.kittitas.wa.us>; steve@snoqualmietribe.us; dahp@snoqualmietribe.us; Adam Osbekoff <adam@snoqualmietribe.us>; guy.moura@colvilletribes.com; sam.rushing@colvilletribes.com; Connor Armi <connor.armi.hsy@colvilletribes.com>; darnell.sam.adm@colvilletribes.com; john.sirois.adm@colvilletribes.com; milton.davis.adm@colvilletribes.com; matt.boast@kittitaspud.com; rightofway@pse.com; joseph.pignatelli@pse.com; kimberly.larned@usda.gov; Jacob.Prilucik@wsdot.wa.gov; SCPlanning@wsdot.wa.gov; AviationLandUse@wsdot.wa.gov; ken.graham@parks.wa.gov; sara@krdistrict.org; Rich Elliott <elliott@kvfr.org>; delvoj@kvfr.org



KITTITAS COUNTY

DEPARTMENT OF PUBLIC WORKS

MEMORANDUM

TO: All Staff
FROM: Public Works Plan Review Team
DATE: September 27th, 2023
SUBJECT: Public Works Comments: SE-23-00016 Ritter

ACCESS	<ol style="list-style-type: none">1. An approved access permit shall be required from the Kittitas County Department of Public Works prior to creating any new driveway access or altering an existing access. Refer to Chapter 12 of the Kittitas County Code for access requirements.2. Maintenance of driveway approaches shall be the responsibility of the owner whose property they serve. The County will not maintain accesses.3. In addition to the above-mentioned conditions, all applicable Kittitas County Road Standards apply to this proposal. Access is not guaranteed to any existing or created parcel on this application
ENGINEERING	<ol style="list-style-type: none">1. Existing Grading permit GP-23-00019 has been submitted to Public Works and is awaiting review. (CC)<ol style="list-style-type: none">a. Public Works will work with CDS and implement any conclusions from the Critical Areas report as conditions of the grading permit.
SURVEY	<p>The current lot configuration has the existing large shop on Parcel #664234, with the proposed access crossing over Parcel #10847.</p> <p>This will have to be resolved by either a Boundary Line Adjustment to match the lot lines shown on the site plan, with the Large shop on Parcel #10847, or by a "Reservation of Easement" over Parcel #10847 for the benefit of the Large Shop on Parcel #664234.</p>
TRANSPORTATION CONCURRENCY	No comments
FLOOD	Parcels 10847 and 664234 are not mapped in the FEMA identified special flood hazard area (100-year floodplain). (SC)
WATER MITIGATION/ METERING	No comments. (SC)