

# 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

## WIND FARM SITING APPLICATION: PRE-IDENTIFIED AREAS

*(For proposing a wind farm in a pre-identified area for siting as provide for in Kittitas County Code 17.61A.035)*

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

- 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.
- VICINITY MAP(S) SHOWING PROJECT LOCATION IN RELATION TO THE PROJECT AREA AND SURROUNDING AREA; TURBINE LOCATIONS IN RELATION TO EXISTING STRUCTURES. (INCLUDE APPLICABLE DISTANCES)
- PROJECT DRAWING(S) AND SITE PLAN(S) OF THE PROJECT SITE WITH ALL PROPOSED: PROJECT AREAS; TURBINE LOCATIONS; TRANSMISSION LINES; BUILDINGS; POINTS OF ACCESS, ROADS, AND PARKING AREAS; SEPTIC TANK AND DRAINFIELD AND REPLACEMENT AREA; AREAS TO BE CUT AND/OR FILLED; AND, EXISTING STRUCTURES AND NATURAL FEATURES SUCH AS CONTOURS, STREAMS, GULLIES, CLIFFS, ETC.
- DEVELOPMENT AGREEMENT
- SEPA CHECKLIST

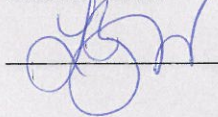
### FEE:

\$1,725.00 to Kittitas County Community Development Services

### FOR STAFF USE ONLY

APPLICATION RECEIVED BY:

SIGNATURE:



DATE:

10.17.07

RECEIPT #

053424

NOTES:



DARRYL PIERCY, DIRECTOR

ALLISON KIMBALL, ASSISTANT DIRECTOR

COMMUNITY PLANNING • BUILDING INSPECTION • PLAN REVIEW • ADMINISTRATION • PERMIT SERVICES • CODE ENFORCEMENT • FIRE INVESTIGATION

(Attach additional sheets as necessary)

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

Name: Attached

Mailing Address: Attached

City/State/ZIP: \_\_\_\_\_

Day Time Phone: Attached

Email Address: \_\_\_\_\_

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

Agent Name: Dave Iadarola – Invenergy Wind North America, LLC

Mailing Address: 2580 W. Main Street

City/State/ZIP: Littleton, CO 80120

Day Time Phone: (312) 401-1426

Email Address: diadarola@invenergyllc.com

**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: N/A

City/State/ZIP: Kittitas County, WA 98926

**5. Legal description of property:**

Attached

**6. Tax parcel number(s) of project area:**

Attached

**7. Property size: Approximately 4750 (acres)**

**8. Zoning of property: Commercial Agriculture**

**9. 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):

Please see attached project description.

**10. Provision of the zoning code applicable: Kittitas County Code 17.61A.035**

**11. Statement of how project complies with the provision of zoning code applicable:** Please include how the project complies with the minimum 1/2 mile setback requirement from existing structures at the time of application, how the project complies with location in relation to the pre-identified siting area as provided for in Kittitas County Code

17.61A.035 and how the project addresses wildlife impact, noise impact, visual impact, traffic impact, etc. (Be specific, attach additional sheets as necessary)

As shown in the map there are only two occupied residences in the area. All turbines have been located at least a half mile away from the existing homes and structures. The area is specifically sited to fit within Kittitas's pre-identified wind area. There is little in the way of development in the area. Invenenergy will work with the neighbors to ensure that any ill effects of the construction of the site will be mitigated. The project description addresses the other issues such as wildlife, traffic and visual impacts please see the attached sheets.

**12. Describe the development existing on the subject property and associated permits if applicable. List permit numbers if know. (i.e. building permits, access permits, subdivisions)**

There is currently no existing development on the properties. There are two communication towers on the property. They are both located on the Western portion of the project on the Poison Springs portion of land. Other then the communication towers there are no existing structures on the property.

**13. Name the road(s) or ingress/egress easements that provide legal access to the site.**

The proposed project access will be off of Old Vantage Highway between mile marker 9 and 10.

**14. 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:

X Dave Tadard

Date:

10/17/07

Print Name Dave Tadard

Signature of Land Owner(s) of Record  
**(REQUIRED for application submittal):**

Date:

X \_\_\_\_\_

Print Name \_\_\_\_\_

**Property Owners**

Don Gerard  
393 Nina Lane  
Eastsound, WA 98245

Doris Clerf  
PO Box 1015  
Kittitas, WA 98934

Poison Springs LLC  
PO Box 1015  
Kittitas, WA 98934

State of Washington Department of Natural Resources  
Doug Sutherland  
1111 Washington St. SE  
MS 47016  
Olympia, WA 98504

## Legal Descriptions

### Gerard

#### **Township 17, Range 21 East**

Section 22, SE ¼	Property ID P640833
Section 22, S ½ SW ¼	Property ID P10903
Section 23, Lot 1	Property ID R916536
Section 23, Lot 24	Property ID R606536
Section 23, Lot 25	Property ID R946536
Section 23, Lot 26	Property ID R626536
Section 23, Lot 27	Property ID R116536
Section 15, Lot 4	Property ID R010833
Section 13, Lot 5	Property ID
Section 24, Lot 1	Property ID R095336
Section 24, Lot 1	Property ID R635336
Section 24, Lot 3	Property ID R595336
Section 24, Lot 5	Property ID R875436
Section 24, Lot 6	Property ID R885436
Section 24, Lot 7	Property ID R895436
Section 24, Lot 15	Property ID R305336
Section 24, Lot 16	Property ID R145336
Section 24, Lot 17	Property ID R315336
Section 24, Lot 19	Property ID R596536
Section 24, Lot 20	Property ID R326536
Section 24, Lot 21	Property ID R106536

#### **Township 17, Range 22 East**

Section 19, Lot 1	Property ID R295336
Section 19, Lot 7	Property ID R945336
Section 19, Lot 8	Property ID R625336
Section 19, Lot 12	Property ID R935336
Section 19, Lot 14	Property ID P285336
Section 19, Lot 10	Property ID P105336
Section 19, Lot 5	Property ID P925336
Section 19, Lot 15	Property ID R125336
Section 14, Lot 3	Property IDR220883
Section 22, Lot 1	Property ID R510993
Section 22 – 21030-0001	Parcel # 510933
Section 22 – 22030-0002	Parcel #520933
Section 22 – 27010-0001	Parcel #580933
Section 22 – 28010-0001	Parcel #650933

**Doris Clerf**

<u>Parcel Number</u>	<u>County</u>	<u>Acreage</u>	<u>Legal Description</u>
17-21-090000002	Kittitas	60.62	Section 09; TWP. 17; RNE. 21; S1/2 SW1/4. of HWY & PTN. SW1/4 SE1/4 S. of HWY (3.03 STATE R/W)

**Poison Springs LLC**

<u>Parcel Number</u>	<u>County</u>	<u>Acreage</u>	<u>Legal Description</u>
17-21-21030-0002	Kittitas	430.51	SEC. 21, TWP. 17, RGE. 21; ALL SECTION N. OF SR90; LESS 175.54@ SR90 (RD@)
17-21-20030-0001	Kittitas	496.86	SEC. 20; TWP. 17; RGE. 21; N1/2; N1/2 SW1/4; N1/2 SE1/4; S1/2 S1/2 LY N. OF I-90 (LESS 100.54@ I-90)

**Washington DNR**

Legal Description of Premises

Those portions of N $\frac{1}{2}$ N $\frac{1}{2}$ , SE $\frac{1}{4}$ NE $\frac{1}{4}$ , SE $\frac{1}{4}$ NW $\frac{1}{4}$ , SE $\frac{1}{4}$ NE $\frac{1}{4}$ , NW $\frac{1}{4}$ SE $\frac{1}{4}$ , NE $\frac{1}{4}$ SW $\frac{1}{4}$  Section 22, Township 17 N, Range 21 East, W. M., in state ownership and south of the Vantage Highway, as shown on the attached map, containing approximately 321.55 acres.

Portions of the S $\frac{1}{2}$ SW $\frac{1}{4}$  and SE $\frac{1}{4}$  of Section 18, Township 17 N, Range 22 East, W. M., south of the Vantage Highway as shown on the attached map, containing approximately 147.14 acres.

Portions of the NE $\frac{1}{4}$ , NW $\frac{1}{4}$ , portions of the SW $\frac{1}{4}$ , and portions of the NE $\frac{1}{2}$ SE $\frac{1}{4}$  Section 20, Township 17 N, Range 22 East, W. M., in state ownership and south of the Vantage Highway, and North of Interstate 90 as shown on the attached map, containing approximately 435.35 acres.





VANTAGE WIND ENERGY CENTER  
 VANTAGE, WASHINGTON | OCTOBER 12, 2007

Invenery  
 NORRIS DESIGN







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