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**Notice of Application
Pemsel Setback Variance
VA 22-00004**

NOTICE IS HEREBY given that Andreas Pemsel, landowner, submitted a Setback Variance application on July 28, 2022 with an updated request on August 30, 2022, pursuant to Kittitas County Code 17.64 on .17 acres of land zoned LAMIRD Type 1 Residential in a LAMIRD Land Use. The proposal requests a 25-foot reduction from the 25-foot front lot line required setback for the construction on a 16-foot-tall retaining wall that also goes into the County Right of Way. The request also includes a 21 and 17 foot reduction from the 25-foot front lot line setback for the construction of an entryway and garage to a new house respectively. The 25-foot front setback requirements come from KCC 17.16.060(b). If the variance is approved, it would result in a 0-foot front lot line structural setback for the retaining wall and a 4 ft and 8 ft structural setback for the entryway and garage respectively. The subject property is parcel # 458435 (Lot 42 of Hyak Estates) located off Shoshone Drive, approximately 18 miles southwest from the intersection of State Route 906 and Hyak Drive East as the crow flies. The property is in Section 15, Township 22, Range 11 in Kittitas County, Map number 22-11-15050-004C.

The submitted application and related filed documents may be examined on the CDS website at <https://www.co.kittitas.wa.us/cds/land-use/default.aspx> and by navigating to "Setback Variances" & VA-22-00004 Pemsel or in person at 411 N Ruby St, Suite 2, Ellensburg, WA 98926 during regular business hours. Phone: (509) 962-7046

Written Comments on this proposal can be submitted to CDS any time prior to **5:00 p.m. on September 23, 2022**. Any person has the right to comment on the application and request a copy of the decision once made.

Under Title 15A.03.080 and 17.64.010. Zoning Variances are processed in an abbreviated administrative format, which does not involve public hearings. All comments will be considered in the decision-making process, and any person has the right to comment on this application and receive notification of the Community Development Services administrative decision, once made. A Notice of Decision will be published once a decision is made. Appeals to an administrative land use decision must be filed within 10 working days with Community Development Services as outlined in Chapter 15A.07 of the Kittitas County Code. The current appeal fee is \$1650, however you are encouraged to verify fee prior to filing of an appeal.

Designated Permit Coordinator (staff contact): Jeremiah Cromie, Staff Planner; (509) 962-7046; email at jeremiah.cromie@co.kittitas.wa.us

Notice of Application: September 8, 2022
Application Received: July 29, 2022. Updated August 30, 2022
Application Complete: September 1, 2022

Dated: September 8, 2022
PUBLISH: Northern Kittitas County Tribune: September 8, 2022
PUBLISH: Daily Record: September 8, 2022 / LEGAL #: 279426

**Notice of SEPA Action
Flying A Land Non-Project Rezone
& Comprehensive Plan Amendment
(RZ-22-00003 & CP-22-00003)**

Notice is hereby given that pursuant to RCW 43.21C and WAC 197.340(2), Kittitas County Community Development Services did on September 8, 2022, make a Determination of Non-Significance (DNS) for the Flying A Land Non-Project Specific Rezone & Comprehensive Plan Amendment. (RZ-22-00003 & CP-22-00003). This rezone and comprehensive plan amendment proposal is to change 18 parcels, equaling 127.52 acres, currently zoned Agriculture 20 to Agriculture 5 to match adjacent properties. The rezone will allow the current use of the property to be consistent and compatible with the zoning code, as well as allow future expansion of existing uses. A comprehensive plan amendment (CP-22-00003), rezone application (RZ-22-00003), and SEPA checklist were submitted as part of the application packet. This project is being processed through the 2022 Annual Comprehensive Plan Docket process. The proposal is for tax parcel numbers 956822, 956823, 956824, 956825, 956826, 956827, 956828, 956829, 956816, 956817, 956818, 956819, 956820, 956821, 536136, 094834, 12133, and 958408 located south of Game Farm Road, 0.5 miles east of Wilson Creek Road 0.5 miles west of Vantage Highway, in Section 32, Township 18, Range 19 in Kittitas County.

The lead agency for this proposal has determined that the proposal will not have a probable significant adverse impact on the environment. This decision was made after review of a SEPA environmental checklist and other information on file with the lead agency. The responsible official finds this information reasonably sufficient to evaluate the environmental impact of this proposal. A copy of this threshold determination is available to the public upon request at Community Development Services: 411 N Ruby St, Suite 2 Ellensburg, WA 98926, or can be viewed on the CDS website at <https://www.co.kittitas.wa.us/cds/land-use/default.aspx> under "Rezones", then "RZ-22-00003 Flying A Land".

Written comments from the public regarding the threshold determination may be submitted to the Kittitas County Community Development Services at no later than **September 22, 2022 at 5:00pm (PDT)**, after which the lead agency will then: retain, modify, or withdraw the decision pursuant to 43.21C RCW (State Environmental Policy Act) and WAC 197.11-340(2).

Designated Staff Contact: Jeremiah Cromie, Planner II; (509) 962-7046, email at jeremiah.cromie@co.kittitas.wa.us

Dated September 8, 2022
PUBLISH: Northern Kittitas County Tribune: September 8, 2022
PUBLISH: Daily Record: September 8 & 15, 2022 / LEGAL #: 279479

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**Public Notice
Kittitas County Ellensburg WA
REQUEST FOR STATEMENT OF QUALIFICATIONS**

For Consulting Services Relating to Civil Engineering Design/Construction Support and Aviation Planning Services Implementing the 2023 - 2027 Bowers Field Airport Capital Improvement Plan

All submittals received after 10:00 AM Friday October 14, 2022, will be discarded.

PURPOSE:

Kittitas County is requesting Statement of Qualifications (SOQ) from qualified professionals for on-call consulting services relating to Civil Engineering Design/Construction Support and Aviation Planning Services implementing the 2023-2027 Bowers Field Airport Capital Improvement Plan. The on-call task order contract will be for five (5) years (2023 - 2027).

The County anticipates needing services of consultants with expertise in the following areas:

- Civil Engineering Design
- Construction Management
- Quality Control and Assurance
- Material Testing
- Aviation Planning Services (ALP ACIP and Land Use Planning)

SCOPE OF PROJECT:

1. Civil Design and Construction Management

The consultant must be able to provide civil engineering design services meeting Federal Aviation Design standards, construction management support services and professional staff for aviation planning services to Kittitas County. These services may include but are not limited to taxiway design, runway rehabilitation design, taxi-lane design, airport lighting design, stormwater runoff control, airport pavement markings and signage. The selected consultant(s) must also provide aviation planning support services including but not limited to Master Plan Updates and other updates to airport operational plans. Responders may reply to both services or target a single service in response.

The consultant providing construction support services must demonstrate competence and qualifications related to the services performed including:

1. Successful experience designing airport improvements pursuant to current Federal Aviation Administration (FAA) design standards.
2. Proven experience producing FAA construction specification packages.
3. Possess a strong knowledge and understanding of Federal Aviation Administration rules, Regulations and Informational Circulars.
4. Successful experience in evaluating development proposals in areas where streams, rivers, wetlands, and endangered species exist.
5. Successful experience supporting local agencies manage FAA grant funded construction projects.
6. Ability to respond to unexpected as well as regularly scheduled requests for services with minimal delay.
7. Ability to work collaboratively in a regulatory environment with other agencies, interest groups, and permit applicants.
8. Proven skill in project and stakeholder management.

2. Planning Services

The consultant must be able to provide a variety of community planning services to Kittitas County including but not limited to: expertise implementing the Growth Management Act, code amendments, urban and rural design, airport overlay zones, community education and coordination, economic development, transportation planning, development review capabilities, GIS support, and project scheduling and coordination experience.

The successful planning consultant must demonstrate competence and qualifications related to the services performed including:

1. The consultant must have extensive experience working with local governments on both current and long-range planning projects.
2. Demonstrated ability to conduct outreach efforts to engage community participation.
3. Experience developing Airport Layout Plans and managing FAA planning requirements.
4. Ability to respond to unexpected as well as regularly scheduled requests for services with minimal delay.
5. Ability to work collaboratively in a regulatory environment with other agencies, interest groups, and permit applicants.
6. Supporting construction implementation of Airport Capital Improvement Plans

PROCEDURES FOR SUBMITTAL:

If you wish to be considered for work under this SOQ, you must be a registered consultant on the Municipal Research and Service Center of Washington - Shared Small Works and Consultant Roster (www.mrscrcr.org).

If interested in providing Bowers Field Airport Capital Improvement Plan construction and/or planning support services to the County, submit a sealed envelope to Mark R. Cook, Kittitas County Public Works Director, at 411 N Ruby St, Suite 1, Ellensburg WA 98926 by 10:00 am on October 14, 2022. Notice the envelope: "ELN Construction and/or Planning Services". Submittals shall include a one-page cover letter with the firm name as listed on the MRSC web site, contact information, and list of which services you'd like to provide. Submittals shall also include three copies of your Statement of Qualifications describing the firm's or team's ability to professionally provide the aforementioned services. Submittals shall not exceed ten (10) pages double sided or twenty (20) pages single sided exclusive of the cover letter. The page count includes all graphics. Responses shall be a minimum of 11-point font. Failure adhering to the above requirements may result in the response

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being omitted from consideration.

For your records, the County will provide a confirmation email to the contacts provided in the submittal confirming receipt of your interest in the proposal. Submittals received after 10:00 AM on October 14, 2022, will be disregarded.

We anticipate inviting selected firms to interview for the on-call task order services as listed in this SOQ. Kittitas County encourages disadvantaged, minority and women owned consultant firms to respond. The County reserves the right to reject any and all submittals.

Kittitas County in accordance with Title VI of the Civil Rights Act of 1964, 78 Stat. 252, 42 U.S.C. 2000d to 2000d-4 and Title 49, Code of Federal Regulations, Department of Transportation, subtitle A, Office of the Secretary, Part 21, nondiscrimination in federally assisted programs of the Department of Transportation issued pursuant to such Act, hereby notifies all bidders that it will affirmatively insure that in any contract entered into pursuant to this advertisement, disadvantaged business enterprises as defined at 48 CFR Part 26 will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, national origin or sex in consideration for an award.

SELECTION PROCESS AND PROPOSED SCHEDULE:

Kittitas County selection will be based upon the following criterion:

1. The firm's or team's qualifications, experience and ability developing ACIP plans and specification packages (20 points).
2. Demonstrated experience delivering Airport Layout Plans and Master Plans, if responding to planning services (20 points).
3. Demonstrated experience with similar projects at similarly sized airports (30 points).
4. Demonstrated construction management on ACIP projects, if responding to construction support services (20 points).
5. Demonstrated ability to keep projects on time and within budget (20 points).
6. Demonstrated ability working effectively with the FAA and regulatory agencies (20 points).
7. Ability working with local agency airport fiscal staff meeting contractor payment schedules, if responding to construction support services (30 points).

Anticipated Dates and Tasks

- October 14, 2022 at 10:00 AM - Deadline for SOQ submittals
- November 4, 2020 - Selection of Firms to Interview
- December 5, 2020 - Interviews and Reference Checks
- December 18, 2020 - Selection of firm and prepare contracts
- January 3, 2023 - BOCC Award of Contract

The selection process shall be in consistent with FAA Advisory Circular (AC) 150/5100-14E "Architectural, Engineering, and Planning Consultant Services for Airport Grant Projects."

Kittitas County, in accordance with the provisions of Title VI of the Civil Rights Act of 1964 (78 Stat. 252, 42 U.S.C. §§ 2000d to 2000d-4) and the Regulations, hereby notifies all bidders that it will affirmatively ensure that any contract entered into pursuant to this advertisement, disadvantaged business enterprises and airport concession disadvantaged business enterprises will be afforded full and fair opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, or national origin in consideration for an award.

The above noted schedule is tentative and may be changed based on the number of proposals submitted. Proposals will be evaluated immediately with final selection targeted for early January 2023.

AGREEMENT OF SERVICES:

The selected consultant(s) will be expected to enter into a standard Professional Services Agreement. Insurance requirements are included in that agreement. The contract period shall be for on-call task order services for five (5) years.

Persons with disabilities may request this information be prepared and supplied in alternate forms by calling collect (509-962-7523).

Kittitas County reserves the right to accept or reject any and all proposals or any items or part thereof or to waive any information or irregularities in the proposals. Kittitas County shall have the sole discretion to determine the most responsible proposal.

ADDITIONAL INFORMATION:

No cost or fee schedules shall be submitted with your proposal. Consultants will be selected on the basis of their qualifications and experience, with fees determined through negotiations following selection. The qualifications of consultants are evaluated, and the best qualified consultant is selected, subject to a mutual understanding of the scope of services and negotiation of a fair and reasonable fee.

INQUIRIES:


Direct all inquiries regarding this request for services to Mark Cook, Director of Public Works at (509) 962-7523, or via email: Mark.Cook@co.kittitas.wa.us

More information is online at <http://www.co.kittitas.wa.us/notices/>.


Mandy Buchholz
Clerk of the Board - Deputy

PUBLISH: Daily Journal of Commerce: September 8, 15, & 22, 2022

PUBLISH: Daily Record: September 8, 15, & 22, 2022 / LEGAL #: 272766



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