

**-AGENDA-**  
**KITTITAS COUNTY PLANNING COMMISSION MEETING**

Tuesday April 8, 2008 @ 6:30 pm – COMMISSIONERS' AUDITORIUM - 205 W. Fifth Street, Ellensburg

**Procedure for Participation – Please Sign in Legibly - When Recognized:**

- State your name, address and whether you are representing only yourself or others. All remarks/comments should be addressed to the Board as a body and not to any specific member or the audience. Questions should be addressed to the Chairman.
- Please limit Applicant Presentation to fifteen (15) minutes; Public Testimony to three (3) minutes.
- Submit all written comments or other media to the Planning Commission Clerk as an exhibit for the permanent record.

- I. Call to order and introduction of members and staff.
- II. Correspondence
- III. Minutes – March 25, 2008 and March 12, 2008 Joint Wind Farm Minutes
- IV. Old Business

**A. Crowe Plat (P-07-51)**

Application for a 7 lot Preliminary Plat on approximately 22.57 acres with lots ranging in size from 3.00 to 3.78 acres, submitted by Chuck Cruse of Cruse & Associates, authorized agent for Robert Crowe, landowner. Location: west of the City of Ellensburg, west of Strande Road, north of Manashtash, Ellensburg, WA, 98926, and located in portions of Section 8, T17N, R18E, WM, in Kittitas County. Map number 17-18-08054-0002.

- 1. Board approval of Findings of Fact to support decision rendered at the March 25, 2008 Planning Commission meeting.

**B. Manna Funding Rezone (Z-06-46) Remand**

Applications for a zone change from Forest & Range to Rural-3 of approximately 100.31 acres, submitted by Manna Funding LLC, Wild Horse Ranch LLC, Premier Property and Development Group LLC and Wild Rivers Crossing LLC, landowners. Location: east of SR-903 and north of Mountain Ridge Dr, Roslyn, WA, 98941, in portions of Section 8, T20N, R15E, WM in Kittitas County. Map number(s) 20-15-08050-0001, 0002, 0003, 0004 and 0005.

- 1. Board approval of Findings of Fact to support decision rendered at the March 25, 2008 Planning Commission meeting.

**V. New Business**

**A. Lindley's Addition Preliminary Plat (P-07-39)**

Application for the division of one parcel totaling approximately 9.47 acres, submitted by Scott and Kimberly Lindley, landowners, the lots are each approximately 3.15 acres in size. Location: west of Salmon La Sac Road, off Grandview Road, Ronald, WA 98940, and is located in a portion of Section 09, T21N, R14E, WM, in Kittitas County. Map number 21-14-09059-0004.

1. Staff Presentation.
2. Applicant Presentation.
3. Public Testimony.
4. Planning Commission deliberation.
5. Motion.

**B. Vantage Wind Power Project (File No. WSA-07-01)**

Application for a wind farm consisting of a maximum of 69 wind turbines located on approximately 4,750 acres with a maximum height of 389 feet (Ground to Blade Tip), submitted by Invenergy Wind North America LLC (IWNA). A permanent footprint of approximately 325 acres of land area will accommodate the proposed turbines and related support facilities. Land use in the project area consists primarily of privately-owned open space and livestock grazing land and rangeland in areas that are currently zoned Forest & Range. Location: north of I-90 and south of Vantage Highway between Kittitas and Vantage and is approximately 7 miles west of the Columbia River and approximately 3 miles southeast of the Wild Horse Wind Power Project and is within Sections 9, 13, 15, 20, 21, 22, 23 and 24 of T17N, R21E, and Sections 14, 19, 20, 22 T17N, R22E WM in Kittitas County.

1. Planning Commission deliberation.
2. Motion.