



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”

To: Mike and Debbie Stanavich

Date: December 12, 2022

From: Kelly Bacon, Planner I

(509) 962-7539, kelly.bacon.cd@co.kittitas.wa.us

Subject: CDS Review of LPF-22-00008 Stanavich Final Plat – Request for additional information

Subject: LPF-22-00008 Stanavich Final Plat – Staff Review, Request for Additional Information.

Applicants,

Kittitas County Community Development Services (CDS) received your LPF-22-00008 Stanavich Final Plat submittal on November 18, 2022. Kittitas County staff have completed a review of your final plat submittal. As provided below, staff has the following comments, requirements, and/or revisions for your application that need to be addressed prior to final approval and signature of the final plat mylars:

Community Development – Planning:

- The final mylars shall note the final plat file number LPF-22-00008 on the face of the plat.
- KCC 16.09.040(1)(a) requires final plat to contain the following notice: *“The subject property is within or near existing agricultural or other natural resource areas on which a variety of activities may occur that are not compatible with residential development for certain periods of varying duration. Agricultural or other natural resource activities performed in accordance with county, state and federal laws are not subject to legal action as public nuisances. Kittitas County has adopted right to farm provisions contained in the Section 17.74 of the Kittitas County Zoning Code.”* Plat note 8 of the Final Plat has a majority of this notice, however portions are missing. Please update to ensure compliance with KCC 16.09.040(1)(a).
- Taxes on parcel #10729 must be paid in full before final signature. *Please note: The Treasurer’s Office will certify the 2023 taxes by January 15, 2023. Depending on timing, the 2023 taxes would be required to be paid in full if the 2023 taxes are certified prior to final approval.*

Public Works – Planning/ Survey Review (memo attached):

- See attached memo with required easement corrections.

Environmental Health:

- See attached memo stating all Kittitas County Public Health requirements have been met.

Fire Marshal

- See attached memo

Assessor:

- Assessor provided no comment

CDS is returning your application until the requirements noted are addressed. Once required changes have been made to the preliminary plat survey, please submit amended copies to CDS for review for consistency. Submittal of a complete application will begin the 30-day review timeframe.

Staff is committed to working with you to facilitate this process as much as possible. Should you have any questions or concerns regarding this letter, please do not hesitate to contact me at 509-962-7539 or via email: kelly.bacon.cd@co.kittitas.wa.us. Also, please do not hesitate to contact any of the County Departments with specific questions as you work on providing this additional information.

Best Regards,



Kelly Bacon
Planner I

Enclosure:

Department of Public Works Planning/Survey Review Memo
Department of Public Health Memo
Kittitas County Fire Marshal Memo

CC: Chris Cruse, Surveyor
Dan Carlson, CDS Director
Mark Cook, Public Works Director

via email
via email
via email