

## APPROVALS

KITTITAS COUNTY DEPARTMENT OF PUBLIC WORKS  
 EXAMINED AND APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D., 202\_\_\_\_  
 \_\_\_\_\_  
 KITTITAS COUNTY ENGINEER

KITTITAS COUNTY HEALTH DEPARTMENT  
 I HEREBY CERTIFY THAT THE PLAT HAS BEEN EXAMINED AND CONFORMS WITH CURRENT KITTITAS COUNTY CODE CHAPTER 13.  
 DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_ A.D., 202\_\_\_\_  
 \_\_\_\_\_  
 KITTITAS COUNTY HEALTH OFFICER

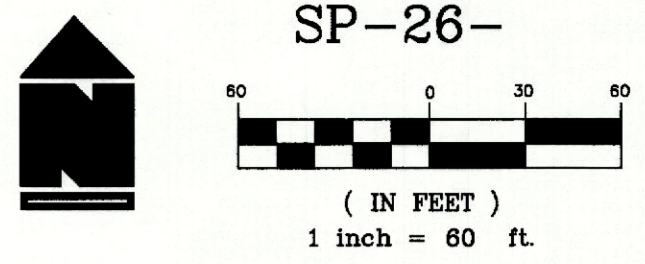
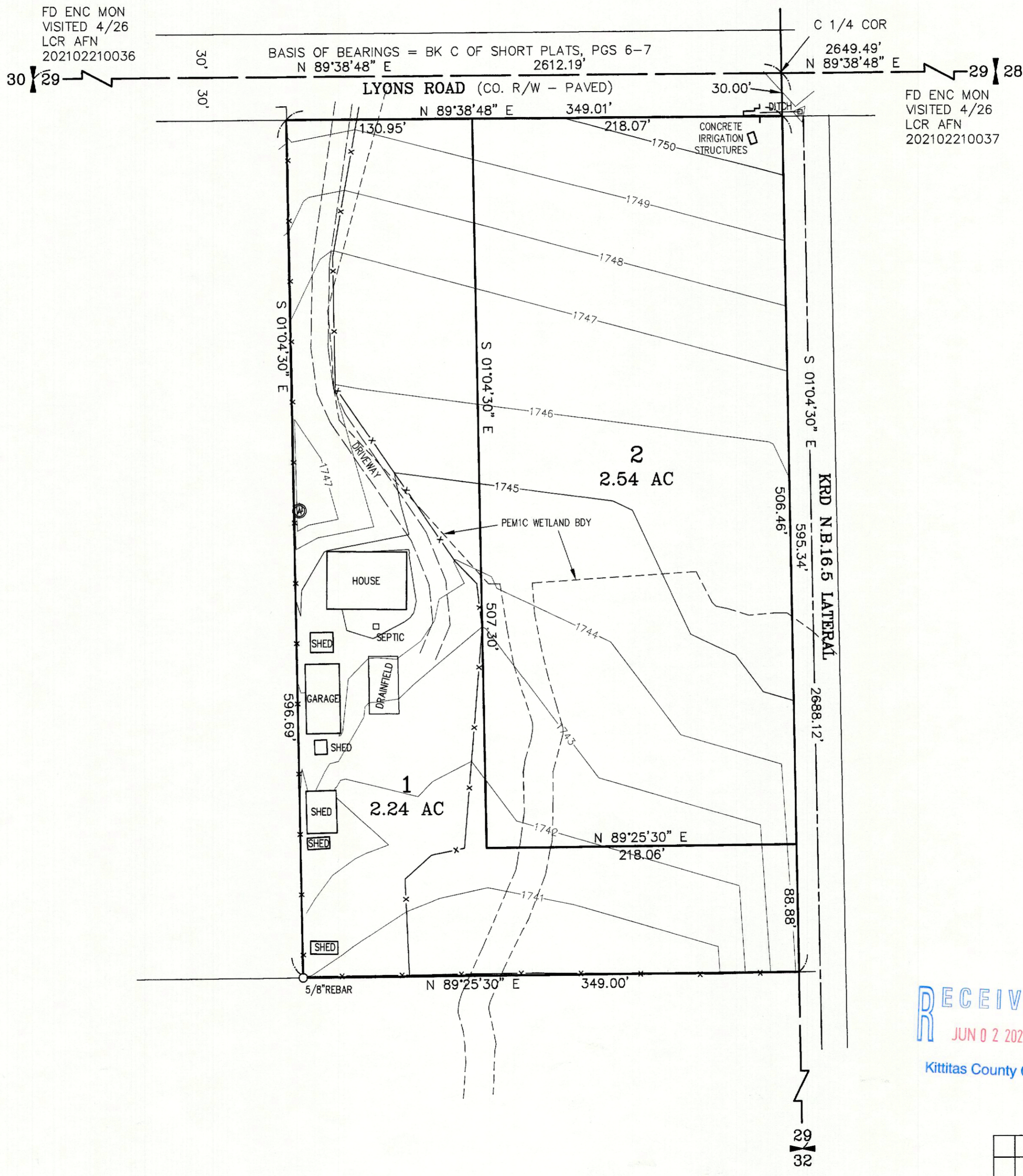
CERTIFICATE OF COUNTY PLANNING DIRECTOR  
 I HEREBY CERTIFY THAT THE RIDGWAY SHORT PLAT HAS BEEN EXAMINED BY ME AND FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITTITAS COUNTY PLANNING COMMISSION.  
 DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_ A.D., 202\_\_\_\_  
 \_\_\_\_\_  
 KITTITAS COUNTY PLANNING DIRECTOR

CERTIFICATE OF KITTITAS COUNTY TREASURER  
 I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS ARE PAID FOR THE PRECEDING YEARS AND FOR THIS YEAR IN WHICH THE PLAT IS NOW TO BE FILED. PARCEL NO. 636636  
 DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_ A.D., 202\_\_\_\_  
 \_\_\_\_\_  
 KITTITAS COUNTY TREASURER

CERTIFICATE OF IRRIGATION ENTITY  
 I HEREBY CERTIFY THAT THE IRRIGATION PLAN FOR RIDGWAY SHORT PLAT CONFORMS TO THE REQUIREMENTS OF KITTITAS RECLAMATION DISTRICT  
 DATED THIS \_\_\_\_ DAY OF \_\_\_\_\_ A.D., 202\_\_\_\_  
 \_\_\_\_\_  
 KITTITAS RECLAMATION DISTRICT

NAME AND ADDRESS - ORIGINAL TRACT OWNERS  
 NAME: JAMES RIDGWAY  
 ADDRESS: 700 LYONS ROAD  
 ELLENSBURG, WA 98926  
 PHONE: (509) \_\_\_\_\_  
 EXISTING ZONE: AG-5  
 SOURCE OF WATER: SHARED WELL  
 SEWER SYSTEM: ON SITE SEWAGE SYSTEMS  
 STORM WATER: NO IMPROVEMENTS PER THIS APP.  
 WIDTH AND TYPE OF ACCESS: COUNTY ROAD R/W  
 NO. OF SHORT PLATTED LOTS: TWO (2)  
 SCALE: 1" = 200'

# RIDGWAY SHORT PLAT PART OF SECTION 29, T. 18 N., R. 19 E., W.M. KITTITAS COUNTY, WASHINGTON



- ### LEGEND
- SET 5/8" REBAR W/ CAP - "CRUSE 36815"
  - FOUND PIN & CAP
  - FENCE

NOTE: CONTOURS SHOWN HEREON ARE TO NAVD88 ELEVATION DATUM BASED ON FIELD LOCATES COMPLETED 4/23/2026 FOR PRELIMINARY SHORT PLAT APPLICATION.

WETLANDS SHOWN HEREON ARE BASED ON KITTITAS COUNTY COMPAS MAPPING.

AUDITOR'S CERTIFICATE  
 Filed for record this \_\_\_\_\_ day of \_\_\_\_\_, 2026, at \_\_\_\_\_ M., in Book M of Short Plats at page(s) \_\_\_\_\_ at the request of Cruse & Associates.  
 RECEIVING NO. \_\_\_\_\_

BRYAN ELLIOTT by \_\_\_\_\_  
 KITTITAS COUNTY AUDITOR

SURVEYOR'S CERTIFICATE  
 This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Recording Act at the request of JIM RIDGWAY in JUNE of 2026.

RECEIVED

JUN 02 2026

Kittitas County CDS

PRELIMINARY ONLY

**CHRISTOPHER C. CRUSE**  
 Professional Land Surveyor  
 License No. 36815

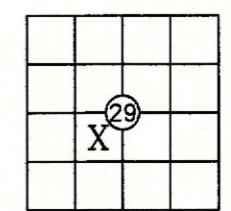
DATE \_\_\_\_\_

CRUSE & ASSOCIATES

PROFESSIONAL LAND SURVEYORS

217 E. Fourth St. P.O. Box 959  
 Ellensburg, WA 98926 (509) 962-8242

RIDGWAY SHORT PLAT



RIDGWAY SHORT PLAT
PART OF SECTION 29, T. 18 N., R. 19 E., W.M.
KITTTAS COUNTY, WASHINGTON

DEDICATION

THE EASTERLY 348.99 FEET, WHEN MEASURED AT RIGHT ANGLES, OF THE FOLLOWING DESCRIBED PARCEL: THAT PORTION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M., KITTTAS COUNTY, WASHINGTON, WHICH IS DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST BOUNDARY LINE OF SAID QUARTER OF QUARTER SECTION, WHICH POINT IS THE TRUE POINT OF BEGINNING, AND WHICH IS 1987.20 FEET SOUTH OF THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 29; THENCE WEST, 1297.12 FEET; THENCE NORTH 600.30 FEET, MORE OR LESS, TO THE SOUTH RIGHT OF WAY BOUNDARY OF THE BURROUGHS (COUNTY) ROAD; THENCE EAST, ALONG SAID RIGHT OF WAY BOUNDARY 1291.35 FEET, MORE OR LESS TO THE EAST BOUNDARY LINE OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER; THENCE SOUTH, ALONG SAID EAST BOUNDARY LINE, 595.34 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

DEDICATION

KNOW ALL MEN BY THESE PRESENT THAT JAMES M. RIDGWAY, AS HIS SEPARATE PROPERTY, OWNER IN FEE SIMPLE OF THE HEREIN DESCRIBED REAL PROPERTY, DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D., 2026.

JAMES M. RIDGWAY

ACKNOWLEDGEMENT

STATE OF WASHINGTON }
COUNTY OF KITTTAS } s.s.

THIS IS TO CERTIFY THAT ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, A.D., 2026, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED JAMES M. RIDGWAY, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING DEDICATION AND ACKNOWLEDGED TO ME THAT HE SIGNED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED, FOR THE USES AND PURPOSES THEREIN MENTIONED.

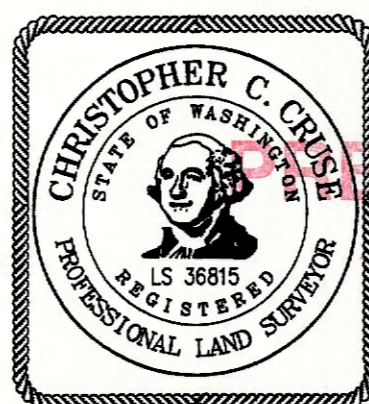
WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST WRITTEN.

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDING AT \_\_\_\_\_
MY COMMISSION EXPIRES: \_\_\_\_\_

NOTES:

- 1. THIS SURVEY WAS PERFORMED USING A TOPCON GTS SERIES TOTAL STATION AND SURVEY GRADE GPS. ACCURACY COMPLIES WITH THE REQUIREMENTS SPECIFIED IN WAC 332-130-080 AND 090.
2. A PUBLIC UTILITY EASEMENT 10 FEET IN WIDTH IS RESERVED ALONG ALL LOT LINES. THE 10 FOOT EASEMENT SHALL ABUT THE EXTERIOR PLAT BOUNDARY AND SHALL BE DIVIDED 5 FEET ON EACH SIDE OF INTERIOR LOT LINES. SAID EASEMENT SHALL ALSO BE USED FOR IRRIGATION.
3. FOR SECTION SUBDIVISION, SECTION AND QUARTER SECTION CORNER DOCUMENTATION AND ADDITIONAL SURVEY INFORMATION, SEE BOOK \_\_\_ OF SURVEYS, PAGES \_\_\_\_\_ AND THE SURVEYS REFERENCED THEREON.
4. MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THE PROPERTY OWNERS WHO BENEFIT FROM ITS USE.
5. AN APPROVED ACCESS PERMIT WILL BE REQUIRED FROM THE DEPARTMENT OF PUBLIC WORKS PRIOR TO CREATING ANY NEW DRIVEWAY ACCESS OR PERFORMING WORK WITHIN THE COUNTY ROAD RIGHT OF WAY.
6. ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE KITTTAS COUNTY ROAD STANDARDS.
7. ALL DEVELOPMENT MUST COMPLY WITH INTERNATIONAL FIRE CODE.
8. THE SUBJECT PROPERTY IS WITHIN OR NEAR DESIGNATED AGRICULTURAL LANDS, FOREST LANDS, OR MINERAL RESOURCE LANDS ON WHICH A VARIETY OF COMMERCIAL ACTIVITIES AND MINERAL OPERATIONS MAY OCCUR THAT ARE NOT COMPATIBLE WITH RESIDENTIAL DEVELOPMENT FOR CERTAIN PERIODS OF LIMITED DURATION. COMMERCIAL NATURAL RESOURCE ACTIVITIES AND/OR MINERAL OPERATIONS PERFORMED IN ACCORDANCE WITH COUNTY, STATE AND FEDERAL LAWS ARE NOT SUBJECT TO LEGAL ACTIONS AS PUBLIC NUISANCES.
9. METERING IS REQUIRED FOR ALL NEW USES OF DOMESTIC WATER FOR RESIDENTIAL WELL CONNECTIONS AND USAGE MUST BE RECORDED IN A MANNER CONSISTENT WITH KITTTAS COUNTY CODE CHAPTER 13.35.027 AND ECOLOGY REGULATIONS.
10. THE APPROVAL OF THIS DIVISION OF LAND PROVIDES NO GUARANTEE THAT USE OF WATER UNDER THE GROUND WATER EXEMPTION (RCW 90.44.050) FOR THIS PLAT OR ANY PORTION THEREOF WILL NOT BE SUBJECT TO CURTAILMENT BY THE DEPARTMENT OF ECOLOGY OR A COURT OF LAW.
11. ALL WATER PROPOSED TO BE USED MUST BE OBTAINED FROM A WATER BUDGET NEUTRAL SOURCE AND MEET CONDITIONS OF KITTTAS COUNTY CODE 13.35.
12. ENVIRONMENTAL AND STATUTORY REVIEW MAY BE REQUIRED FOR ALL CURRENT AND FUTURE DEVELOPMENT, CONSTRUCTION, AND IMPROVEMENTS. THE APPLICANT AND/OR ALL FUTURE OWNERS OF ANY LOT OR LOTS WITHIN THIS SUBDIVISION ARE RESPONSIBLE FOR COMPLIANCE WITH ALL APPLICABLE LOCAL, STATE, AND FEDERAL RULES, REQUIREMENTS, CODES AND REGULATIONS. IT IS INCUMBENT UPON SAID APPLICANTS AND FUTURE OWNERS TO INVESTIGATE FOR, AND OBTAIN FROM THE THE APPROPRIATE AGENCY OR THEIR REPRESENTATIVE, ALL REQUIRED PERMITS, LICENSES, AND APPROVALS FOR ANY DEVELOPMENT, CONSTRUCTION, AND/OR IMPROVEMENTS THAT OCCUR WITHIN THE BOUNDARIES OF THIS SUBDIVISION.
13. ACCORDING TO KITTTAS RECLAMATION DISTRICT (KRD) RECORDS, LOT A-1 HAS \_ IRRIGABLE ACRES; LOT A-2 HAS \_ IRRIGABLE ACRES. KRD WATER MAY ONLY BE APPLIED TO IRRIGABLE ACREAGE.
14. FULL PAYMENT OF ANNUAL KRD ASSESSMENT IS REQUIRED REGARDLESS OF THE USE OR NON-USE OF WATER BY THE OWNER.
15. THE LANDOWNERS MUST PROVIDE FOR THE APPOINTMENT OF ONE WATER MASTER FOR EACH TURNOUT, WHO SHALL BE RESPONSIBLE FOR ORDERING WATER FOR THE ENTIRE PLAT. THE WATER MASTER WILL BE RESPONSIBLE FOR KEEPING WATER USE RECORDS FOR EACH LOT. KRD WILL ONLY BE RESPONSIBLE FOR KEEPING RECORDS ON THE TOTAL WATER ORDERED AT THE KRD TURNOUT.
16. KRD OPERATIONS AND MAINTENANCE ROADS ARE FOR DISTRICT USE ONLY. RESIDENTIAL AND RECREATIONAL USE IS PROHIBITED.
17. KRD IS ONLY RESPONSIBLE FOR DELIVERY OF WATER TO THE HIGHEST FEASIBLE POINT IN EACH 160 ACRE UNIT OR DESIGNATED TURNOUT. THE KRD IS NOT RESPONSIBLE FOR WATER DELIVERY LOSS (SEEPAGE, EVAPORATION, ETC.) BELOW THE DESIGNATED TURNOUT.
18. PURSUANT TO KCC 16.12.040(1), FURTHER DIVISION OF THE PARCELS OF THE \_\_\_\_\_ SHORT PLAT ARE RESTRICTED BY COVENANT RECORDED AT INSTRUMENT #2026\_\_\_\_\_.

RECEIVED
JUN 02 2026
Kittitas County CDS



AUDITOR'S CERTIFICATE

Filed for record this \_\_\_\_ day of \_\_\_\_\_, 2026, at \_\_\_\_\_ M., in Book M of Short Plats at page(s) \_\_\_\_\_ at the request of Cruse & Associates. RECEIVING NO. \_\_\_\_\_ BRYAN ELLIOTT by: \_\_\_\_\_ KITTTAS COUNTY AUDITOR

LIMITARY ONLY!

CRUSE & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
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Ellensburg, WA 98926 (509) 962-8242
RIDGWAY SHORT PLAT