

Ellie Myers

From: Dan Young
Sent: Monday, October 6, 2025 10:01 AM
To: Ellie Myers
Subject: RE: AU-25-00009 Bollinger - Notice of Application

No comments from the Fire Marshal's office.

Dan Young
Fire Marshal
Dan.young@co.kittitas.wa.us

From: Ellie Myers <ellie.myers@co.kittitas.wa.us>
Sent: Monday, October 6, 2025 8:34 AM
To: Dan Young <dan.young@co.kittitas.wa.us>; Marvin Douvier <marvin.douvier.sh@co.kittitas.wa.us>; Kim Dawson <kim.dawson@co.kittitas.wa.us>; adminstaff@kittcom.org; storch@kittcom.org; Julie Kjorsvik <julie.kjorsvik@co.kittitas.wa.us>; Laura Kukes <laura.kukes@co.kittitas.wa.us>; Public Health Inspectors <PublicHealthInspectors@co.kittitas.wa.us>; Lisa Lawrence <lisa.lawrence@co.kittitas.wa.us>; Patti Stacey <patti.stacey@co.kittitas.wa.us>; Kelee Hodges <kelee.hodges.pw@co.kittitas.wa.us>; Candie Leader <candie.leader@co.kittitas.wa.us>; Tate Mahre <tate.mahre@co.kittitas.wa.us>; Jackie Sharp <jackie.sharp@co.kittitas.wa.us>; Samantha Cox <samantha.cox@co.kittitas.wa.us>; Josh Fredrickson <josh.fredrickson@co.kittitas.wa.us>; Rebecca Cruse <rebecca.cruse.pw@co.kittitas.wa.us>; Jeremy Larson <jeremy.larson@co.kittitas.wa.us>; Steph Mifflin <steph.mifflin@co.kittitas.wa.us>; Haley Mercer <haley.mercer@co.kittitas.wa.us>; Christy Garcia <christine.garcia@co.kittitas.wa.us>; ken.edwards@kittitaspud.com; sepa@dahp.wa.gov; enviroreview@yakama.com; jessica_lally@yakama.com; noah_oliver@yakama.com; casey_barney@yakama.com; kozj@yakamafish-nsn.gov; batt@yakamafish-nsn.gov; guy.moura@colvilletribes.com; sam.rushing@colvilletribes.com; jordan.bovee.hsy@colvilletribes.com; darnell.sam.adm@colvilletribes.com; john.sirois.adm@colvilletribes.com; milton.davis.adm@colvilletribes.com; steve@snoqualmietribe.us; dahp@snoqualmietribe.us; adam@snoqualmietribe.us; russell.mau@doh.wa.gov; brietta.carter@doh.wa.gov; tebu461@ecy.wa.gov; lowh461@ECY.WA.GOV; FormerOrchards@ecy.wa.gov; wendy.neet@ecy.wa.gov; crosepa@ecy.wa.gov; rand461@ECY.WA.GOV; Scott.Downes@dfw.wa.gov; Jennifer.Nelson@dfw.wa.gov; Cassandra.Weekes@dfw.wa.gov; rivers@dnr.wa.gov; luke.warthen@dnr.wa.gov; SEPACENTER@dnr.wa.gov; MARTIN.MAUNEY@dnr.wa.gov; Amanda.Moody@dnr.wa.gov; lhendrix@usbr.gov; jhoff@usbr.gov; ken.graham@parks.wa.gov; John.Ernster@parks.wa.gov; rachel.mazzacavallo@parks.wa.gov; Real.Estate@parks.wa.gov; kimberly.larned@usda.gov; Jenae.N.Churchill@usace.army.mil; Jacob.Prilucik@wsdot.wa.gov; SCPlanning@wsdot.wa.gov; AviationLandUse@wsdot.wa.gov; rightofway@pse.com; nathen.lamb@pse.com; jorgenja@cwu.edu; nelmsk@cwu.edu; brooksideconsulting@gmail.com; johnsond@kvfr.org; habermanj@kvfr.org; prevention@kvfr.org; D.J. Goldsmith <goldsmithd@kvfr.org>; Chris Moen <moenc@kvfr.org>; Anita_mata@ksd403.org; tim_lagrange@ksd403.org; michelle_helgeson@ksd403.org; clerk@cityofkittitas.com; debbie.lee@cityofkittitas.com; kurin.simplot@cityofkittitas.com; cid@fairpoint.net; Anita_mata@ksd403.org; tim_lagrange@ksd403.org; michelle_helgeson@ksd403.org
Cc: Jamey Ayling <jamey.ayling@co.kittitas.wa.us>; Zach Torrance-Smith <zach.torrancesmith@co.kittitas.wa.us>; Bradley Gasawski <bradley.gasawski@co.kittitas.wa.us>; Ellie Myers <ellie.myers@co.kittitas.wa.us>
Subject: AU-25-00009 Bollinger - Notice of Application

Good morning,

Please review the following Accessory Dwelling Unit application: AU-25-00009 Bollinger. Any comments need to be received by **5 PM on October 24, 2025**.

Please let me know if there are any questions or issues accessing the material.

Internal Link: [AU-25-00009 Bollinger](#)

External Link: [AU-25-00009 Bollinger](#)

Best,



Ellie Myers

(she/her/hers)

Planner I | **Kittitas County Community Development Services**

411 N Ruby Street, Suite 2 Ellensburg, WA 98926

P: 509-962-7048 | E: ellie.myers@co.kittitas.wa.us

<https://www.co.kittitas.wa.us/>

If this is about a Public Records Act request, please go to <http://www.co.kittitas.wa.us/request/default.aspx> and fill out a request for public records through the GovQA portal.

Ellie Myers

From: Jordan Bovee <jordan.bovee.hsy@colvilletribes.com>
Sent: Thursday, October 23, 2025 9:53 AM
To: Ellie Myers
Cc: Guy Moura; SEPA@dahp.wa.gov
Subject: Re: AU-25-00009 Bollinger - Notice of Application

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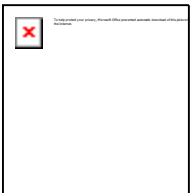
Hi Ellie,

We've completed our review of the Accessory Dwelling Unit application: AU-25-00009 Bollinger.

The proposed undertaking falls outside of the traditional territories of the Confederated Tribes of the Colville Reservation. Any concerns we may have with regards to the potential effects of the undertaking on cultural resources will be adequately addressed by other interested parties.

Thank you,

Jordan Bovee | Archaeologist 2
CTCR History/Archaeology Program
jordan.bovee.hsy@colvilletribes.com
Desk Phone: 509-634-2690
Mobile Phone: 509-631-1131



On Mon, Oct 6, 2025 at 8:34 AM Ellie Myers <ellie.myers@co.kittitas.wa.us> wrote:

Good morning,

Please review the following Accessory Dwelling Unit application: AU-25-00009 Bollinger. Any comments need to be received by **5 PM on October 24, 2025**.

Please let me know if there are any questions or issues accessing the material.

Internal Link: [AU-25-00009 Bollinger](#)

External Link: [AU-25-00009 Bollinger](#)

Best,



Ellie Myers

(she/her/hers)

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411 N Ruby Street, Suite 2 Ellensburg, WA 98926

P: 509-962-7048 | E: ellie.myers@co.kittitas.wa.us

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KITITAS COUNTY

DEPARTMENT OF PUBLIC WORKS

MEMORANDUM

TO: All Staff
FROM: Public Works Plan Review Team
DATE: October 23, 2025
SUBJECT: AU-25-00009 Bollinger

ACCESS	<ol style="list-style-type: none"> 1. An approved access permit shall be required from the Kittitas County Department of Public Works prior to creating any new driveway access or altering an existing access. 2. Private Road Certification required for Scenic Ln. 3. KCC Title 12.04.07.060 requires a minimum 30' easement for a shared residential driveway. 4. Maintenance of driveway approaches shall be the responsibility of the owner whose property they serve. The County will not maintain accesses. 5. Any further subdivision or lots to be served by proposed access may result in further access requirements. See Kittitas County Road Standards. <p>In addition to the above-mentioned conditions, all applicable Kittitas County Road Standards apply to this proposal. Access is not guaranteed to any existing or created parcel on this application. (RC)</p>
ENGINEERING	Except as exempted in KCC 14.05.060, no grading or filling upon a site involving more than one hundred (100) cubic yards shall be performed without a grading permit from the County Engineer or Public Works designee (KCC 14.05.050). An application for grading in excess of five hundred (500) cubic yards shall be accompanied by an engineered grading plan (KCC 14.05.080). (CBP)
SURVEY	There are no survey comments regarding this application. (JT)
TRANSPORTATION CONCURRENCY	No Comments. (RC)
FLOOD	Parcel # 180433 is not mapped within a FEMA identified special flood hazard area (100-year floodplain). A floodplain development permit is not required for the project. (RC)
WATER MITIGATION/ METERING	Per KCC 13.35.027 water mitigation and metering will be required for the ADU because it is a new use of ground water. Parcel #180433 is located within the OTC service area for the Kittitas County Water Bank. Please call the Kittitas County Public Works Water Resources program at (509)962-7523 to discuss mitigation options and metering requirements. (RC)

AIRPORT	No Comments. (RC)
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Please contact Kittitas County Public Works (509) 962-7523 with any questions.



STATE OF WASHINGTON
DEPARTMENT OF ECOLOGY

Central Region Office

1250 West Alder St., Union Gap, WA 98903-0009 • 509-575-2490

October 22, 2025

Ellie Myers
Kittitas County Community Development
411 N. Ruby St., Suite 2
Ellensburg, WA 98926

RE: ECY 202504147; AU-25-00009

Dear Ellie Myers:

Thank you for the opportunity to comment on the Notice of Application for the Bollinger ADU. We have reviewed the documents and have the following comments.

Water Resources Program

In Washington State, prospective water users must obtain authorization from the Department of Ecology before diverting surface water or withdrawing ground water, with one exception. Ground water withdrawals for a project up to 5,000 gallons per day used for single or group domestic supply, up to 5,000 gallons per day used for industrial purposes, stock watering, and for the irrigation of up to one-half acre of non-commercial lawn and garden are exempt from the permitting process. Water use under the RCW 90.44.050 exemption establishes a water right that is subject to the same privileges, restrictions, laws and regulations as a water right permit or certificate obtained directly from Ecology. If you have any questions or would like to respond to these Water Resources comments, please contact Nathan Longoria at (509) 907-1752 or email at Nathan.Longoria@ecy.wa.gov.

Ecology's comments are based upon information provided by the lead agency. As such, they may not constitute an exhaustive list of the various authorizations that must be obtained or legal requirements that must be fulfilled in order to carry out the proposed action.

If you have any questions or would like to respond to these comments, please contact the appropriate reviewing staff listed above.

Kittitas County Community Development

October 22, 2025

Page 2 of 2

Sincerely,



Amber Johnson

SEPA Coordinator, Central Region Office

509-723-5677

crosepa@ecy.wa.gov

Ellie Myers

From: Mau, Russell E (DOH) <Russell.Mau@DOH.WA.GOV>
Sent: Wednesday, October 8, 2025 8:37 AM
To: Ellie Myers
Cc: Melissa Schumaier
Subject: RE: AU-25-00009 Bollinger - Notice of Application

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Ms. Myers:

The Department of Health (DOH) Office of Drinking Water (ODW) has reviewed the application and has the following comments:

1. It appears the individual is served from a private well – if “yes”, then adding a second dwelling unit to the well does not meet the definition of a public water system (i.e., two homes sharing a well remains a “private” water system).
2. If a third dwelling unit, as defined in WAC 246-294 and can include a garage apartment, mini-home, or other independent living space, is added, then the group of dwelling units (3 or more dwelling units served by the same well) meets the definition of a Group B water system.

If anyone has any questions or concerns, please contact DOH ODW.

Thanks,

Russell E. Mau, PhD, PE

Engineer

Office of Drinking Water

Washington State Department of Health

Russell.Mau@doh.wa.gov

www.doh.wa.gov | 509-329-2116

From: Ellie Myers <ellie.myers@co.kittitas.wa.us>

Sent: Monday, October 6, 2025 8:34 AM

To: Dan Young <dan.young@co.kittitas.wa.us>; Marvin Douvier <marvin.douvier.sh@co.kittitas.wa.us>; Kim Dawson <kim.dawson@co.kittitas.wa.us>; adminstaff@kittcom.org; storch@kittcom.org; Julie Kjorsvik <julie.kjorsvik@co.kittitas.wa.us>; Laura Kukes <laura.kukes@co.kittitas.wa.us>; Public Health Inspectors <PublicHealthInspectors@co.kittitas.wa.us>; Lisa Lawrence <lisa.lawrence@co.kittitas.wa.us>; Patti Stacey <patti.stacey@co.kittitas.wa.us>; Kelee Hodges <kelee.hodges.pw@co.kittitas.wa.us>; Candie Leader <candie.leader@co.kittitas.wa.us>; Tate Mahre <tate.mahre@co.kittitas.wa.us>; Jackie Sharp <jackie.sharp@co.kittitas.wa.us>; Cox, Samantha (DOHi) <samantha.cox@co.kittitas.wa.us>; Josh Fredrickson

<josh.fredrickson@co.kittitas.wa.us>; Rebecca Cruse <rebecca.cruse.pw@co.kittitas.wa.us>; Jeremy Larson <jeremy.larson@co.kittitas.wa.us>; Steph Mifflin <steph.mifflin@co.kittitas.wa.us>; DOR CU Kittitas <haley.mercer@co.kittitas.wa.us>; Garcia, Christine (DOR-External) <christine.garcia@co.kittitas.wa.us>; ken.edwards@kittitaspud.com; DAHP SEPA <sepa@dahp.wa.gov>; enviroreview@yakama.com; jessica_lally@yakama.com; noah_oliver@yakama.com; casey_barney@yakama.com; Jeff Kozma <kozj@yakamafish-nsn.gov>; batt@yakamafish-nsn.gov; guy.moura@colvilletribes.com; sam.rushing@colvilletribes.com; jordan.bovee.hsy@colvilletribes.com; darnell.sam.adm@colvilletribes.com; john.sirois.adm@colvilletribes.com; milton.davis.adm@colvilletribes.com; steve@snoqualmietribe.us; dahp@snoqualmietribe.us; adam@snoqualmietribe.us; Mau, Russell E (DOH) <Russell.Mau@DOH.WA.GOV>; Carter, Brietta J (DOH) <brietta.carter@doh.wa.gov>; Petropoulos, Terra (ECY) <tebu461@ECY.WA.GOV>; White, Lori (ECY) <lowh461@ECY.WA.GOV>; ECY RE Former Orchards <formerorchards@ECY.WA.GOV>; Neet, Wendy (ECY) <wnee461@ECY.WA.GOV>; ECY RE CRO SEPA Coordinator <crosepa@ecy.wa.gov>; Anderson, Ryan (ECY) <rand461@ECY.WA.GOV>; Downes, Scott G (DFW) <Scott.Downes@dfw.wa.gov>; Nelson, Jennifer L (DFW) <Jennifer.Nelson@dfw.wa.gov>; Weekes, Cassandra L (DFW) <Cassandra.Weekes@dfw.wa.gov>; DNR RE AQ LEASING RIVERS <DNRREAQLEASINGRIVERS@dnr.wa.gov>; Warthen, Luke (DNR) <Luke.Warthen@dnr.wa.gov>; DNR RE SEPACENTER <SEPACENTER@dnr.wa.gov>; MAUNEY, MARTY (DNR) <MARTIN.MAUNEY@dnr.wa.gov>; Moody, Amanda (DNR) <Amanda.Moody@dnr.wa.gov>; lhendrix@usbr.gov; jhoff@usbr.gov; Graham, Ken (PARKS) <Ken.Graham@PARKS.WA.GOV>; Ernster, John (PARKS) <John.Ernster@PARKS.WA.GOV>; Mazzacavallo, Rachel (Parks) <Rachel.Mazzacavallo@PARKS.WA.GOV>; Real Estate (Parks) <Real.Estate@parks.wa.gov>; kimberly.larned@usda.gov; Jenae.N.Churchill@usace.army.mil; Prilucik, Jacob <jacob.prilucik@wsdot.wa.gov>; SCPlanning@wsdot.wa.gov; AviationLandUse@wsdot.wa.gov; rightofway@pse.com; nathen.lamb@pse.com; jorgenja@cwu.edu; nelmsk@cwu.edu; brooksideconsulting@gmail.com; johnsond@kvfr.org; habermanj@kvfr.org; prevention@kvfr.org; Kittitas County Fire District #2 (DNR) <goldsmithd@kvfr.org>; Chris Moen <moenc@kvfr.org>; Anita_mata@ksd403.org; tim_lagrange@ksd403.org; michelle_helgeson@ksd403.org; clerk@cityofkittitas.com; debbie.lee@cityofkittitas.com; kurin.simplot@cityofkittitas.com; cid@fairpoint.net; Anita_mata@ksd403.org; tim_lagrange@ksd403.org; michelle_helgeson@ksd403.org
Cc: Jamey Ayling <jamey.ayling@co.kittitas.wa.us>; Zach Torrance-Smith <zach.torrancesmith@co.kittitas.wa.us>; Bradley Gasawski <bradley.gasawski@co.kittitas.wa.us>; Ellie Myers <ellie.myers@co.kittitas.wa.us>
Subject: AU-25-00009 Bollinger - Notice of Application

External Email

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External Link: [AU-25-00009 Bollinger](#)

Best,



Ellie Myers

(she/her/hers)

Planner I | **Kittitas County Community Development Services**

411 N Ruby Street, Suite 2 Ellensburg, WA 98926

P: 509-962-7048 | E: ellie.myers@co.kittitas.wa.us

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Ellie Myers

From: Timothy Batin <batt@yakamafish-nsn.gov>
Sent: Tuesday, October 7, 2025 3:24 PM
To: Ellie Myers
Subject: Re: AU-25-00009 Bollinger - Notice of Application

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The project, [AU-25-00009 Bollinger](#), Lies within the Ceded lands/ Usual & Accustomed Area of the Confederated Tribes and Bands of the Yakama Nation. The project review didn't yield any new information that would require further investigation of the potential impacts on Archaeological/Cultural Resources.

Thank You,

Timothy Batin, TFW Archaeologist, Yakama Nation Fisheries

On Mon, Oct 6, 2025 at 8:34 AM Ellie Myers <ellie.myers@co.kittitas.wa.us> wrote:

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Best,



Ellie Myers

(she/her/hers)

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P: 509-962-7048 | E: ellie.myers@co.kittitas.wa.us

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To Protect and Promote the Health and the Environment of the People of Kittitas County

To: All Staff
From: Environmental Health
Date: October 23, 2025
Subject: AU-25-00009 Bollinger

Drinking Water	<ul style="list-style-type: none">• AWSI I/S is needed for the proposed structure.• A shared well users' agreement is needed since it appears the well will be shared
Wastewater	<ul style="list-style-type: none">• A site evaluation for the new structure is needed to determine soil type for proposed septic system.• A design from a licensed-on site septic designer along with installation permit is needed for the proposed septic system.

