



# KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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Building Partnerships - Building Communities

## NOTICE OF APPLICATION

**Notice of Application:** Thursday, January 28, 2021  
**Application Received:** Wednesday, December 23, 2020  
**Application Complete:** Tuesday, January 19, 2021

**Project File Number:** ACU-20-00004  
**Project Name:** Hembree  
**Applicant:** Jim Hembree, Landowner

**Location:** 1 parcel #525934, with the SE ¼ Portion in Section 26, the NE ¼ Portion in Section 35, and NW ¼ Portion in Section 36, Township 20, Range 14, Kittitas County, bearing Assessor's map number 20-14-35011-0001.

**Proposal:** Jim Hembree, landowner, is proposing the construction of a new clubhouse to replace an existing clubhouse. The subject property is zoned Rural 5 within a Rural Residential land use designation. Clubhouses are permitted uses within the Rural 5 zone with an Administrative Conditional Use permit.

**Materials Available for Review:** The submitted application and related filed documents may be examined on CDS website at <http://www.co.kittitas.wa.us/cds/land-use/default.aspx>, and by navigating to "Conditional Use Permits" & "ACU-20-00004". In an effort to mitigate the spread of COVID-19 and the Governor's Safe Start Plan, Kittitas County Community Development Services is currently in Phase 3 and open to the public in a limited capacity for file review, however we strongly encourage you to view the documents on our website as provided above.

Phone: (509) 962-7637

**Written Comments** on this proposal can be submitted to CDS any time prior to 5:00 p.m. on **Friday, February 12, 2021**. This is an administrative conditional use permit request and does not involve a public hearing. Any person has the right to comment on this application and request a copy of the decision once made. Written comments submitted to the County regarding this application will be included in the public record in their entirety. 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. Appeals to an administrative land use decision may be filed within 10 working days with Kittitas County Community Development Services as outline in Chapter 15A.07 of the Kittitas County Code. The current appeal fee is \$1540<sup>00</sup>. Appeal procedures can vary according to the type of decision being appealed, and are described in Kittitas County Code, Title 15A.

**Environmental Review (SEPA):** The County expects to issue a Determination of Non-Significance (DNS) for this proposal, and will use the optional DNS process, meaning this may be the only opportunity for the public to comment on the environmental impacts of the proposal. Mitigation measures may be required under applicable codes, such as Title 17 Zoning and the Fire Code, and the project review process may incorporate or require mitigation measures regardless of whether an EIS is prepared. A copy of the threshold determination may be obtained from the County.

**Required Permits:** Administrative Conditional Use Permit, SEPA

**Designated Permit Coordinator (staff contact):** Rachael Stevie, Staff Planner: (509) 962-7637; email at [rachael.stevie.cd@co.kittitas.wa.us](mailto:rachael.stevie.cd@co.kittitas.wa.us)