

KITITITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St., Suite 2, Ellensburg, WA 98926

CDS@CO.KITITITAS.WA.US

Office (509) 962-7506

Fax (509) 962-7682

MEMORANDUM

TO: Cruse & Associates
KRD

FROM: Noah Goodrich, Planner I

DATE: August 14, 2006

SUBJECT: Segregation (File # SEG-06-86)

DESCRIPTION: Segregation of 4 parcels into 5 parcels (4-20 acre pieces and 1-33.23 piece).

PARCEL

NUMBER(s): 18-18-04000-0006, 18-18-04000-0014, 18-18-03000-0016 and 18-18-03050-0005.

Kittitas County Community Development Services has reviewed the proposed administrative segregation application and hereby grants:

PRELIMINARY APPROVAL

Pursuant to Kittitas County Subdivision Code Chapter 16, please note the following items that must be completed prior to final approval of the segregation:

1. A survey of the proposed segregation must be received and approved.
2. Taxes must be paid in full for the lot stated above prior to final approval
3. Please see Kittitas County Public Works comment letter attached for additional information.
4. Kittitas County must receive approval of an irrigation plan from KRD prior to final approval.

Attachments: Segregation Application
KC Public Works Comments

DARRYL PIERCY, DIRECTOR

ALLISON KIMBALL, ASSISTANT DIRECTOR

COMMUNITY PLANNING • BUILDING INSPECTION • PLANS EXAMINATION • ADMINISTRATION • PERMIT SERVICES • INVESTIGATION • ENFORCEMENT • GIS

FEES: \$300 Exempt Segregation per page
 \$100 Major Boundary Line Adjustment per page
 \$50 Minor Boundary Line Adjustment per page
 \$50 Combination

KITTITAS COUNTY
 ELLENSBURG, WA 98926

Assessor's Office
 County Courthouse Rm.101

Planning Department
 County Courthouse Rm. 182

Treasurer's Office
 County Courthouse Rm. 102

REQUEST for PARCEL SEGREGATION and BOUNDARY LINE ADJUSTMENTS

Must be signed by the County Community Planning Department and Treasurer's Office. It will not be accepted by the Assessor's Office until fully completed.

WHITAKER-LIND
 Applicant's Name

C/O CRUSE & ASSOC
 Address

City

State, Zip Code

Phone (Home)

962-8242

Original Parcel Number(s) & Acreage
 (1 parcel number per line)

Phone (Work)

Action Requested

New Acreage
 (Survey Vol. ____, Pg ____)

1818-04000-0006 99.90
1818-04000-0014 3.16
1818-03000-0016 0.17
1818-03050-0005 10.0

- SEGREGATED INTO 5 LOTS
- "SEGREGATED" FOR MORTGAGE PURPOSES ONLY
- SEGREGATED FOREST IMPROVEMENT SITE
- ELIMINATE (SEGREGATE) MORTGAGE PURPOSE ONLY PARCEL
- BOUNDARY LINE ADJUSTMENT BETWEEN PROPERTY OWNERS
- BOUNDARY LINE ADJUSTMENT BETWEEN PROPERTIES IN SAME OWNERSHIP
- COMBINED AT OWNERS REQUEST

4-20'4, 33.23

Applicant is: Owner

Purchaser

Lessee

J. B. Whitaker-Lind
 Owner Signature Required

Other

Treasurer's Office Review



Tax Status: _____

By: _____

Kittitas County Treasurer's Office

Date: _____

Planning Department Review

- () This segregation meets the requirements for observance of intervening ownership.
- () This segregation does meet Kittitas County Code Subdivision Regulations (Ch. 16.04 Sec. ____)
- () This segregation does meet Kittitas County Code Subdivision Regulations (Ch. 16.04.020 (5) BLA's) Deed Recording Vol: _____ Page _____ Date _____ **Survey Required: Yes ____ No ____
- () This "segregation" is for Mortgage Purposes Only/Forest Improvement Site. "Segregated" lot shall not be considered a separate salable lot and must go through applicable short subdivision process in order to make a separately salable lot. (Page 2 required)

Card #: _____

Parcel Creation Date: _____

Last Split Date: _____

Current Zoning District: _____

Review Date: 8-14-06

By: [Signature]

**Survey Approved: _____

By: _____

Notice: Kittitas County does not guarantee a building site, legal access, available water, or septic areas for parcels receiving approval for BLA's or segregation. Please allow 3-4 weeks for processing.

Dan Valoff

From: Keli Bender [krd.keli@fairpoint.net]
Sent: Thursday, April 03, 2008 8:16 AM
To: Dan Valoff
Cc: cruse and associates
Subject: Liz Whitaker-Lind

Good morning Dan;

This is in regards to the Liz Whitaker-Lind Segregation, SEG-06-86. Ms. Lind has met all of the requirements set forth in the KRD General Guidelines for Subdivisions, therefore, this segregation has been approved. I am not sure who's file this is at this point, if you would pass it on to the appropriate planner, I would appreciate it. Thank you.

Keli

Keli R. Bender
KRD Lands Clerk/RRA
krd.keli@elltel.net

Noah Goodrich

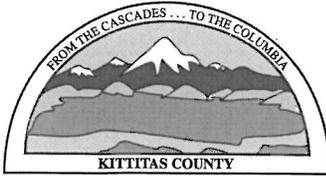
From: Keli Bender [krd.keli@elltel.net]
Sent: Wednesday, August 23, 2006 8:56 AM
To: Noah Goodrich
Subject: Whitaker/Lind segregation

Noah;

In regards to the Whitaker/Lind segregation, all parcels are within the district boundaries and contain irrigable ground. Liz will need to comply with the KRD General Guidelines prior to approval from this office. If you need additional information, please let me know.

Keli

Keli R. Bender
KRD Lands Clerk/RRA
(509) 925-6158



KITITAS COUNTY
DEPARTMENT OF PUBLIC WORKS

RECEIVED
JUL 25 2006
KITITAS COUNTY
CDS

MEMORANDUM

TO: Community Development Services
FROM: Randy Carbary, Planner II *RC*
DATE: July 25, 2006
SUBJECT: Whitaker-Lind SEG-06-86, 18-18-04000-0006, 0014, 18-18-03000-0016, 18-18-03050-0005

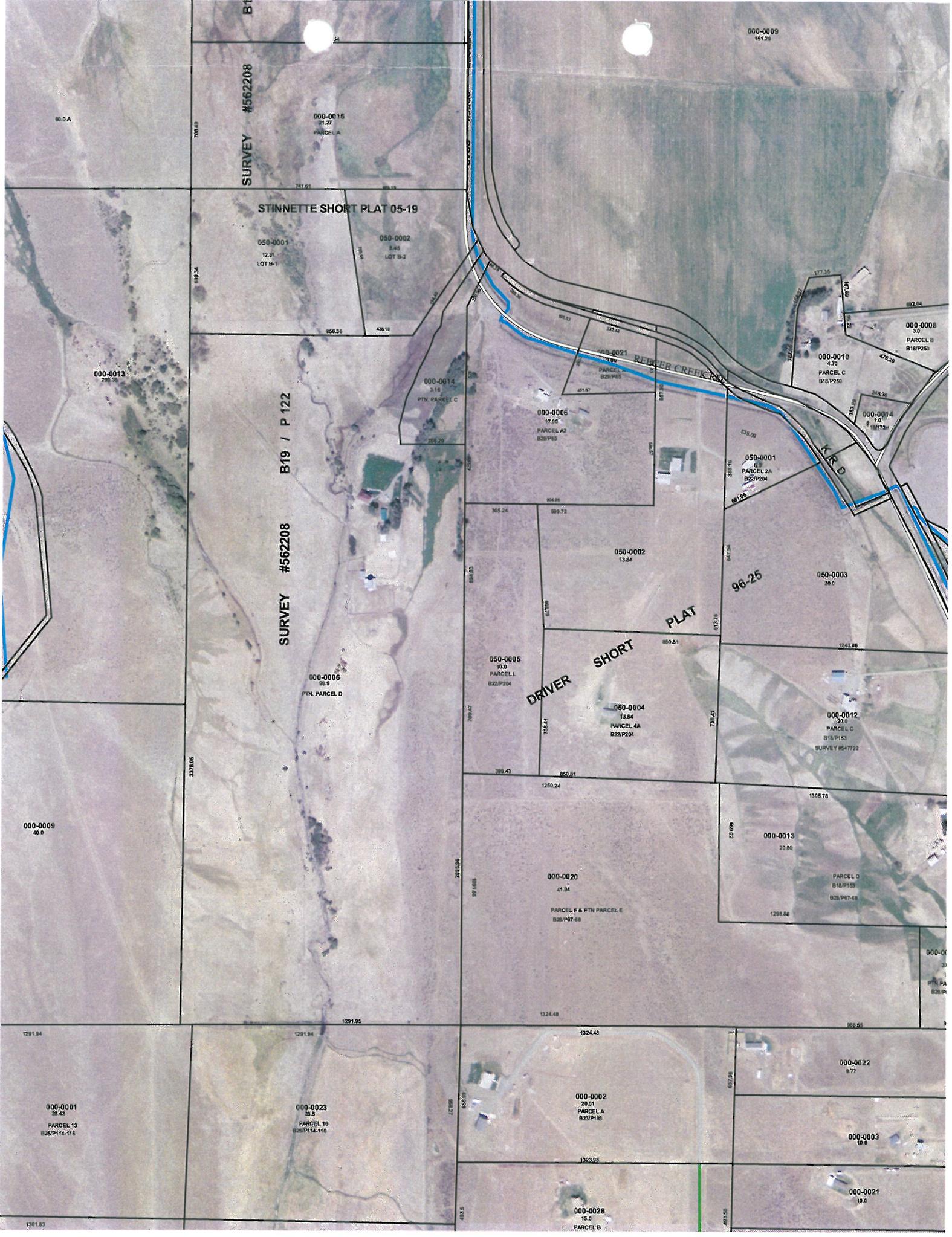
The Public Works Department has reviewed the Request for Parcel Segregation Application and in order to ensure that it meets current Kittitas County Road Standards. The applicant needs to provide the following:

1. Prior to Final Approval the proposed access with appropriate easement(s) shall be shown and shall conform to applicable Kittitas County Road Standards.

The applicant needs to be aware of the following:

- a. An approved Access Permit shall be required from the Kittitas County Department of Public Works prior to creating any new driveway access or performing any work within the County Road Right of Way.
- b. Maintenance of driveway approaches shall be the responsibility of the owner whose property they serve. The County will not maintain accesses.
- c. Any further subdivision or lots to be served by proposed access may result in further access requirements. See Kittitas County Road Standards.
- d. All roads located within this development and/or providing access to this development shall be constructed to current county road standards. Any other maintenance agreements, forest service road easements, state easements or cities may require higher road standards. The higher of the road standards shall apply.
- e. Evidence of existing access and/or evidence of access to be created should be confirmed prior to sale of property.
- f. Access is not guaranteed to any existing or created parcel on this application.

In addition to the above-mentioned conditions, all applicable Kittitas County Road Standards apply to this proposal. Please let me know if you have any questions or need further information.



B1

SURVEY #562208

STINETTE SHORT PLAT 05-19

B19 / P 122

SURVEY #562208

DRIVER SHORT PLAT

REDFER CREEK RD

K.R.D.

96-25

000-0009
40.0

000-0013
20.0

000-0015
11.27
PARCEL A

050-0001
12.21
LOT B-1

050-0002
8.45
LOT B-2

000-0014
3.10
PTN. PARCEL C

000-0006
17.05
PARCEL A2
B23/P65

000-0010
4.70
PARCEL C
B18/P250

000-0014
1.25
B172

000-0008
3.0
PARCEL B
B18/P250

050-0001
5.0
PARCEL 2A
B22/P204

050-0002
13.84

050-0003
20.0

000-0006
90.9
PTN. PARCEL D

050-0005
10.0
PARCEL L
B22/P204

050-0004
13.84
PARCEL 4A
B22/P204

000-0012
20.0
PARCEL C
B18/P153
SURVEY #547722

000-0009
40.0

000-0013
20.00

000-0020
41.94
PARCEL F & PTN PARCEL E
B28/P67-68

000-0013
20.00
PARCEL D
B18/P153
B28/P67-68

000-0001
20.43
PARCEL 13
B25/P114-116

000-0023
20.5
PARCEL 16
B25/P114-116

000-0002
20.01
PARCEL A
B23/P103

000-0022
9.77

000-0003
10.0

000-0028
15.0
PARCEL B

000-0021
10.0

SEG Prelm

CASH RECEIPT

Date 7.6.06 047199

Received From Elizabeth Whitaker Lind
Address 421 Reever Creek Rd
Ellensburg, WA 98926 Dollars \$ 300⁰⁰
For BLN Application (Whitaker Lind)

WILLIAMS COUNTY WIS
411 N. Ruby Suite #2
ELLENSBURG, WA 98926

CRB 111-3

ACCOUNT		HOW PAID	
AMT. OF ACCOUNT		CASH	
AMT. PAID	<u>300 00</u>	CHECK	<u>300 00</u>
BALANCE DUE		MONEY ORDER <input type="checkbox"/>	
		CREDIT CARD <input type="checkbox"/>	

By Amber Allen