



KITTITAS COUNTY

DEPARTMENT OF PUBLIC WORKS

MEMORANDUM

TO: All Staff
FROM: Public Works Plan Review Team
DATE: August 19, 2024
SUBJECT: BL-24-00015 Gregersen

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. KCC Title 12 states residential lots shall have one access point, additional access would require a Road Standards Variance application.3. Maintenance of driveway approaches shall be the responsibility of the owner whose property they serve. The County will not maintain accesses.4. Any further subdivision or lots to be served by proposed access may result in further access requirements. See Kittitas County Road Standards.5. 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. (JS)
ENGINEERING	<p>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). (CP)</p>
SURVEY	<ol style="list-style-type: none">1. Please include a "Purpose of Survey" note within Surveyors Notes, similar to the following: The purpose of this survey is to delineate parcels shown and to facilitate an application for Boundary Line Adjustment submitted separately to Kittitas County under Application BL-24-00015.2. Near NE Corner of Proposed Lot 1 there is a line with 2 reference distances shown (62.91(R1) 62.68(R2)). Please clarify which distance was utilized for retracement. Adding a (C) or (M) to the correct distance would be suitable.

	<p>3. The W'most N boundary and W'most S boundary of proposed Lot 2 should include reference distances per (R2).</p> <p>4. The N boundary of proposed Lot 2 should show offset distances to the fence line position. Other fences appear to fall on the property line, but if this is not the case, offset distances to fence line shall be shown for those as well. (JT)</p> <p>OF NOTE Lot closures were not provided or reviewed as part of this survey review. Given the simplistic nature of the adjustment, closures are not required. (JT)</p>
TRANSPORTATION CONCURRENCY	No transportation concurrency requirements for this project. (KAH)
FLOOD	Parcels 21053 and 962110 and not within a FEMA identified special flood hazard area (100-year floodplain). (SC)
WATER MITIGATION/ METERING	No comments. (SC)
AIRPORT	No comments. (JS)

Please contact Kittitas County Public Works (509) 962-7523 with any questions.