

NOTICE OF APPLICATION

Project Name: Palomino Fields Development Agreement

Applicant: Cle Elum Pines East, LLC

Agent: Terra Design Group/Chad Bala

Location: A 120 acre parcel located west of Reecer Creek Road between the east-west running Bowers and Bender Roads.

Proposed Project: The Palomino Fields preliminary subdivision was approved in 2008 under Ordinance 2008-160 for 120 lots. The applicant for the Development Agreement is requesting that the final plat for the subdivision receive final approval in five (5) phases through a Development Agreement.

Materials Available for Review: The environmental checklist was prepared for the original subdivision and since no physical changes are proposed, it will be used to evaluate the project. Application materials can be viewed at Kittitas County Community Development Services (CDS) department at 411 N. Ruby Suite 2, Ellensburg, WA 98926.

Written Comments on this proposal can be submitted to CDS any time prior to 5:00 p.m. on April 28, 2016. Any person has the right to comment on the application, receive notice of and participate in any hearings, and request a copy of the decision once made. 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, Title 16 Subdivisions, 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.

Public Hearing: An open record hearing will be scheduled before the Kittitas County Hearing Examiner after the SEPA environmental threshold determination has been issued. A Public Hearing Notice will be issued establishing the date, time and location of this hearing.

Designated Permit Coordinator (staff contact): Robert "Doc" Hansen
Community Development Services Director
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Date of this Notice: March 29, 2016
Application Received: October 6, 2015
Application Complete: November 2, 2015

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