



## KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

CDS@CO.KITTITAS.WA.US

Office (509) 962-7506

"Building Partnerships – Building Communities"

July 22, 2025

Zach Mason  
PO Box 329  
Preston, WA 98050

Zach & Jennifer Mason  
2523 291<sup>st</sup> Ave. NE  
Carnation, WA 98014

### RE: Mason Parcel Combination (CB-25-00004) – Conditional Preliminary Approval

Parcel#548135          Parcel# 538135

Dear Applicants,

Community Development Services received the above referenced application on June 27, 2025. The application has been reviewed and processed by staff and **preliminary approval** is hereby granted with the attached comments. Pursuant to Kittitas County Subdivision Code Chapter 16, please note the following items must be completed prior to final approval of the parcel combinations and must be submitted to our offices for review:

1. Provide documentation addressing Survey Comment: *“Per the original plat of Ski Acres Estates, there is a 10’ wide drainage easement through Lot 23. Please provide evidence that this was vacated, or show its location in relation to the proposed building, to show that it falls outside building envelope.”*
2. Kittitas County Public Works comments are attached for your review.

Please be advised: Once these tax parcels have been combined, any future land subdivision will be required to meet current county regulations at the time of application.

If you have any questions regarding this matter, I can be reached at (509) 962-7079, or by e-mail at [zach.torrancesmith@co.kittitas.wa.us](mailto:zach.torrancesmith@co.kittitas.wa.us).

Sincerely,

Zach Torrance-Smith  
Planner I  
Kittitas County Community Development Services

Enclosed:          *Kittitas County Public Works Comments*

*cc:*

*Jamey Ayling, Planning Manager*

*Ellie Myers, Planner I*

*Bradley Gasawski, Planner I*

*via email*