

From: [Jordan Bovee](#)
To: [Zach Torrance-Smith](#)
Cc: [Amelia Stanger](#); SEPA@dahp.wa.gov
Subject: Re: SX-26-00013 Pearce - Notice of Application
Date: Wednesday, July 8, 2026 3:49:07 PM

CAUTION: This email originated from outside the Kittitas County network. Do not click links, open attachments, fulfill requests, or follow guidance unless you recognize the sender and have verified the content is safe.

Hi Zach,

This email is in response to the application SX-26-00013 Pearce for the installation of new septic tanks.

After reviewing the proposed undertaking against State and Tribal sensitivity maps, the CTCR has no major concerns for this project's likelihood to impact cultural resources. Should the project proponent disturb intact cultural resources during the course of project work they should notify the CTCR alongside other appropriate State and county-level authorities.

Thank you,

Jordan Bovee l Archaeologist Senior

CTCR History/Archaeology Program

jordan.bovee.hsy@colvilletribes.com

Desk Phone: 509-634-2690

Mobile Phone: 509-631-1131

PO Box 150

Nespelem, WA 99155



On Wed, Jul 8, 2026 at 12:44 PM Zach Torrance-Smith
<zach.torrancesmith@co.kittitas.wa.us> wrote:

Parcel# 289133

Good afternoon,

You are receiving this request for shoreline review with an associated 15-day comment period

because this application (Shoreline Exemption Permitting, SX-26-00013 Pearce) is proposing a project within shoreline jurisdiction that is not exempt from cultural resources review pursuant to Kittitas County SMP 5.1(B)(1)(a). The proposed project is to replace the current septic tank(s) with new, more water tight, tanks. This project proposal also seeks to account for future septic use and designs for the drainfield that are not yet needed at this time. In accordance with the settlement agreement between the Yakama Nation and Kittitas County, Kittitas County Resolution No. 2018-195 and the Department of Ecology Final Approval (letter dated 1/14/19, effective 1/28/19) of the County's amended Shoreline Master Program, Kittitas County is hereby requesting comments regarding the proposed project.

This request is based off the following amendment to Kittitas County SMP 5.1(B) as shown below:

B. Regulations

1. *Project Approval Requirements.* Prior to issuing a permit, exemption, or other approval for a proposed project in a shoreline area, the County shall determine whether or not a cultural resources review or archaeological survey shall be required under this Section 5.1(B)(1).

a. *Exceptions.* No cultural resources review or survey shall be required under this Section 5.1(B)(1) where the project applicant can demonstrate one or more of the following conditions is met:

i. The project or use does not include any ground disturbance. Projects that require the insertion of structural elements, but which do not require any excavation and create no spoil piles, shall be considered non-ground-disturbing for purposes of this Section (e.g. driving T-posts, planting tree seedlings with a hoedad).

ii. The project is limited to the installation of infrastructure entirely within the same area as an existing project or development.

iii. The project's entire three-dimensional area of proposed ground-disturbance is located within previous fill or previously disturbed earth.

iv. A professional archaeologist has surveyed the entire project area within the last ten (10) years, and the survey report(s) show

that no cultural, archaeological, or historic resources were found.

b. *Cultural Resources Review.* The County shall provide electronic notice and a fifteen (15) day comment opportunity to DAHP and affected Native American tribes for all proposed projects in shoreline areas which are not excluded under Section 5.1(B)(1)(a) above.

i. When applicable, the above notification requirement will be included in the Preliminary Site Analysis process.

ii. Where the proposed project is already subject to a comment period through shoreline permitting and/or SEPA review, this comment period shall be run concurrently.

iii. For shoreline projects that fall under a shoreline exemption permit and have no notification requirement, if not already completed through the Preliminary Site Analysis process, the above notification and cultural resources review requirements will occur prior to the issuance of an exemption permit.

Kittitas County will not act on the attached request until the end of the 15-day comment window. Please respond to this email with any comments regarding this proposal no later than end of business day **July 23, 2026**.

A link to the application materials hosted on the CDS website can be found below.

External Link: [SX-26-00013 Pearce](#)

Please contact me should you have any questions.

Zach Torrance-Smith

Planner I

Kittitas County Community Development Services

411 N. Ruby St., Suite 2

Ellensburg, WA 98926

P: 509-962-7079

zach.torrancesmith@co.kittitas.wa.us

If this is about a Public Records request, please go to <http://www.co.kittitas.wa.us/request/default.aspx> and fill out a request for public records through the GovQA portal.

From: [Shane Johnson](#)
To: [Zach Torrance-Smith](#)
Subject: RE: SX-26-00013 Pearce - Notice of Application
Date: Monday, July 20, 2026 8:50:28 AM

Hi Zach,

No comments for this one.

From: Zach Torrance-Smith <zach.torrancesmith@co.kittitas.wa.us>
Sent: Wednesday, July 8, 2026 12:30 PM
To: Kelee Hodges <kelee.hodges.pw@co.kittitas.wa.us>; Candie Leader <candie.leader@co.kittitas.wa.us>; Tate Mahre <tate.mahre@co.kittitas.wa.us>; Jackie Sharp <jackie.sharp@co.kittitas.wa.us>; Samantha Cox <samantha.cox@co.kittitas.wa.us>; Rebecca Cruse <rebecca.cruse.pw@co.kittitas.wa.us>; Public Health Inspectors <PublicHealthInspectors@co.kittitas.wa.us>
Cc: Jamey Ayling <jamey.ayling@co.kittitas.wa.us>; Ellie Myers <ellie.myers@co.kittitas.wa.us>; Bradley Gasawski <bradley.gasawski@co.kittitas.wa.us>
Subject: SX-26-00013 Pearce - Notice of Application

Good afternoon,

Below is a hyperlink for shoreline exemption application SX-26-00013 Pearce. Please have any comments returned to me **by 5pm on July 23, 2026.**

Internal: [SX-26-00013 Pearce](#)

Zach Torrance-Smith
Planner I
Kittitas County Community Development Services
411 N. Ruby St., Suite 2
Ellensburg, WA 98926
P: 509-962-7079
zach.torrancesmith@co.kittitas.wa.us

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KITTITAS COUNTY

DEPARTMENT OF PUBLIC WORKS

MEMORANDUM

TO: All Staff
FROM: Public Works Plan Review Team
DATE: July 20, 2026
SUBJECT: SX-26-00013 Pearce

ENGINEERING	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). (CBP)
SURVEY	While the site plan is clearly approximate, applicant is herein notified that parcel lines appear to be incorrect on the site plan. Given the discrepancies of the County GIS in this area, it is highly recommended that the applicant verify position of property boundaries prior to installation. A property boundary survey is highly recommended, and the only reason it is not a requirement is that it may be prohibitively expensive, due to lack of survey evidence in this area. (JT)
FLOOD	A portion of parcel #289133 is mapped within the FEMA identified special flood hazard area (100-year floodplain). A floodplain development permit is not required for the septic replacement work proposed. If possible, any future development should remain outside of the floodplain in order to reduce risk and avoid mandatory flood insurance purchase requirements. All development within the floodplain must be permitted through the floodplain development permit process and follow the regulations within KCC 14.08. (SC)
WATER MITIGATION/ METERING	No comments. (SC)
AIRPORT	Not applicable to this project, the project is not within the Airport Overlay Zone.

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

From: [Timothy Batin](#)
To: [Zach Torrance-Smith](#)
Cc: sepa@dahp.wa.gov; enviroreview@yakama.com; jessica_lally@yakama.com; noah_oliver@yakama.com; kozi@yakamafish-nsn.gov; sam.rushing@colvilletribes.com; [Jordan Bovee](mailto:Jordan.Bovee); darnell.sam.adm@colvilletribes.com; john.sirois.adm@colvilletribes.com; milton.davis.adm@colvilletribes.com; [Karen Capuder](#); [Kiana Sam](#); steve@snoqualmtribe.us; dahp@snoqualmtribe.us; adam@snoqualmtribe.us; [Jamey Ayling](#); [Ellie Myers](#); [Bradley Gasawski](#)
Subject: Re: SX-26-00013 Pearce - Notice of Application
Date: Thursday, July 9, 2026 2:14:18 PM

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The project, SX-26-00013 Pearce, Lies within the Ceded lands/ Usual & Accustomed Area of the Confederated Tribes and Bands of the Yakama Nation. The project review didn't yield any new information that would require further investigation of the potential impacts on Archaeological/Cultural Resources.

Thank You,

Timothy Batin, TFW Archaeologist, Yakama Nation Fisheries

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Zach Torrance-Smith

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