



STATE OF WASHINGTON
DEPARTMENT OF HEALTH

EASTERN DRINKING WATER REGIONAL OPERATIONS

16201 East Indiana Avenue, Suite 1500, Spokane Valley, Washington 99216-2830

TDD Relay 1-800-833-6388

July 25, 2011

Mr. Alex Cordas
Swauk Valley Ranch
PO Box 24567
Seattle, WA 98124

RECEIVED
JUL 21 2025

Kittitas County CDS

Subject: Swauk Valley Ranch; PWS ID #AC733E; Kittitas County
New Group B Water System

Dear Mr. Cordas:

The Group B Water System Application & Information Package for the above-referenced project received in this office on July 14, 2011 has been reviewed and approved by the Kittitas County Health Department. In accordance with the provisions of WAC 246-291-030 and the Joint Plan of Operations between Kittitas County and the Washington State Department of Health (DOH), the above-mentioned water system is hereby assigned an identification number.

A Water Facilities Inventory has been completed (copy enclosed), and an identification number assigned, # AC733E. This number must be used on all future water samples to ensure proper credit toward your sampling requirements. At least one coliform drinking water sample every twelve months and one nitrate sample every thirty-six months is required to be submitted to a certified laboratory.

If you have any questions, please call me at (509) 329-2136 or by emailing: danielle.finley@doh.wa.gov.

Sincerely,

Danielle J. Russell
Office of Drinking Water
Division of Environmental Health

cc: Kittitas County Health Department



From: [Samantha Cox](#)
To: [Elizabeth Schalo](#)
Cc: [Mark Brands](#); samw@apssm.com
Subject: RE: Swauk Creek Ranch flood needs
Date: Tuesday, June 3, 2025 8:30:24 AM
Attachments: [image001.png](#)
[image002.png](#)

Hi Elizabeth,

This sounds like a good plan. Please be sure to include the floodplain boundary on the preliminary plat map.

Thank you,

Samantha Cox, CFM, Water Resources Specialist

P: 509.962.7680 | F: 509.962.7663 | E: samantha.cox@co.kittitas.wa.us
Kittitas County Public Works
411 N Ruby St. Suite 1, Ellensburg, WA 98926
www.co.kittitas.wa.us/public-works



From: Elizabeth Schalo <ESchalo@esassoc.com>
Sent: Monday, June 2, 2025 4:26 PM
To: Samantha Cox <samantha.cox@co.kittitas.wa.us>
Cc: Mark Brands <markb@siteworkshop.net>; samw@apssm.com
Subject: RE: Swauk Creek Ranch flood needs

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Good afternoon, Samantha,

Thank you again for confirming this with Ecology. We have confirmed that the floodplain is completely contained within the conservation lot. Sam, who is working on the plat

drawings and cc'd here, will include a note on the preliminary plat application. That way, the specific language of the note can be commented on and revised as needed early in the process. I've also cc'd Mark, who is leading the project.

Is there any further documentation you need for this effort?

Thanks again,

Elizabeth (Lizzie) Schalo, PE (*she/her*)
Engineer III

ESA | Environmental Science Associates
916.612.9120 cell
206.204.6989 direct

RECEIVED
JUL 21 2025

Kittitas County CDS

From: Samantha Cox <samantha.cox@co.kittitas.wa.us>

Sent: Thursday, May 15, 2025 12:16 PM

To: Elizabeth Schalo <ESchalo@esassoc.com>

Subject: RE: Swauk Creek Ranch flood needs

Elizabeth,

I was able to confirm with Ecology that BFEs would not be required if the floodplain is completely contained within the conservation lot.

A plat note will be needed that states something to the effect of "base flood elevation data for Swauk Creek must be generated prior to any future development of the conservation lot". I will be working with our Planning Department and County Surveyor on the specific language that will be used for the official plat note.

The note will not be needed for preliminary application/approval but will be a condition for final plat approval.

If the floodplain boundary extends to any parcel in the plat other than the conservation lot, then a detailed study of Swauk Creek will be required for BFE data.

Let me know if you have any questions.

Thank you,

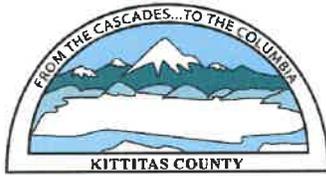
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www.co.kittitas.wa.us/public-works



From: Elizabeth Schalo <ESchalo@esassoc.com>
Sent: Wednesday, May 14, 2025 12:38 PM
To: Samantha Cox <samantha.cox@co.kittitas.wa.us>
Subject: RE: Swauk Creek Ranch flood needs

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Hi Samantha,

Thank you for looking into this. I appreciate it.

Elizabeth (Lizzie) Schalo, PE (*she/her*)
Engineer III

ESA | Environmental Science Associates
916.612.9120 **cell**
206.204.6989 **direct**

From: Samantha Cox <samantha.cox@co.kittitas.wa.us>
Sent: Tuesday, May 13, 2025 11:33 AM
To: Elizabeth Schalo <ESchalo@esassoc.com>
Subject: RE: Swauk Creek Ranch flood needs

Hi Elizabeth,

In this case development includes all parcels involved in the subdivision, which does

exceed 5 acres.

FEMA has particularly vague guidance that suggests there may be a way to avoid the BFE requirement if the floodplain boundary is completely contained on the conservation lot. I left a message for the NFIP specialist at Ecology requesting clarification and will let you know if this is a real option when I hear back.

Thank you,

Samantha Cox, CFM, Water Resources Specialist

P: 509.962.7680 | F: 509.962.7663 | E:

samantha.cox@co.kittitas.wa.us

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RECEIVED
JUL 21 2025

Kittitas County CDS

From: Elizabeth Schalo <ESchalo@esassoc.com>

Sent: Monday, May 12, 2025 5:02 PM

To: Samantha Cox <samantha.cox@co.kittitas.wa.us>

Subject: Swauk Creek Ranch flood needs

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Good afternoon, Samantha.

We've been playing phone tag and I thought I would try email. My name is Elizabeth Schalo and I'm supporting the Swauk Creek Ranch project. It has gone through a pre-app meeting (notes attached).

I am contacting you to clarify the project's flood related needs. I see on page 12 of the

pre-app meeting notes, that KCC 14.08.220 (4) may be applicable. KCC 14.08.220 (4) says, “Where base flood elevation data has not been provided or is not available from another authoritative source, it shall be generated for subdivision proposals and other proposed developments containing greater than 50 lots or 5 acres (whichever is lesser) and shall be included as part of the application and shall be noted on the final mylar.”

Can you please confirm this is the case for this project? The proposed conservation plat is 635.53 acres and includes an open space conservation lot, farmstead lot (10 acres), and 3 residential lots (5 acres each). I wasn’t sure how much / which parts of this project are considered “development” and if the development exceeds the 5 acres minimum for KCC 14.08.220 (4).

I’d like to discuss on a call but hoping this can help us get started.

Thank you,



Elizabeth (Lizzie) Schalo, PE (*she/her*)
Engineer III

ESA | Environmental Science Associates
Seattle, WA

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206.204.6989 *direct*
ESchalo@esassoc.com | esassoc.com

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