



# KITTITAS COUNTY

## DEPARTMENT OF PUBLIC WORKS

### MEMORANDUM

**TO:** All Staff  
**FROM:** Public Works Plan Review Team  
**DATE:** June 28, 2024  
**SUBJECT:** SE-24-00020 Majestic Group

<b>ACCESS</b>	<ol style="list-style-type: none"> <li>1. An approved access permit for commercial access shall be required from the Kittitas County Department of Public Works prior to creating any new driveway access or altering an existing access.</li> <li>2. All commercial and industrial accesses shall be designed in accordance with Exhibits 1340-1 Driveway Design Templates of the WSDOT Design Manual and approved by the County Engineer prior to access permit issuance per KCC 12.04 Article IV.</li> <li>3. Paved approach is required.</li> <li>4. Driveways over 150' in length will be required to be a minimum of 16' wide with 2' of clear zone on each side and meet the standards of Appendix D of the International Fire Code for IFC Turnarounds/Kittitas County Road Standard 5 and 6.</li> <li>5. Maintenance of driveway approaches shall be the responsibility of the owner whose property they serve. The County will not maintain accesses.</li> </ol> <p>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)</p>
<b>ENGINEERING</b>	<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>
<b>SURVEY</b>	<p>No survey provided, no comments at this time. (KH)</p>
<b>TRANSPORTATION CONCURRENCY</b>	<p>Please submit a preliminary scoping letter documenting the trip generation, distribution, and assignment for the proposed development application per KCC 12.040.02.040. (KAH)</p>
<b>FLOOD</b>	<p>Parcel # 778834 is not located in the FEMA identified special flood hazard area. A floodplain development permit is not required for the proposed project. (SC)</p>

<b>WATER MITIGATION/ METERING</b>	No comments. (SC)
<b>AIRPORT</b>	No comments. (JS)

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