

SP-07-144

SHORT PLAT APPLICATION

(To divide lot into 2-4 lots)

KITTITAS COUNTY ENCOURAGES THE USE OF PRE-APPLICATION MEETINGS. PLEASE CALL THE DEPARTMENT IF YOU WOULD LIKE TO SET UP A MEETING TO DISCUSS YOUR PROJECT. INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED.

PLEASE TYPE OR PRINT CLEARLY IN INK. ATTACH ADDITIONAL SHEETS AS NECESSARY. THE FOLLOWING ITEMS MUST BE ATTACHED TO THIS APPLICATION PACKET:

REQUIRED ATTACHMENTS

- Five large copies of short plat with all preliminary drawing requirements complete (reference KCC Title 16 Subdivision Code for plat drawing requirements) and one small 8.5"x11" copy.
- Address list of all landowners within 300 feet of the site's tax parcel. If adjoining parcels are owned by the applicant, the 300 feet extends from the farthest parcel. If the parcel is within a subdivision with a Homeowners or Road Association, please include the address of the association.

OPTIONAL ATTACHMENTS

(Optional at preliminary submittal, but required at the time of final submittal)

- Certificate of Title (Title Report)
- Computer lot closures

FEES:

\$190 plus \$10 per lot for Public Works Department;
 \$376.88 plus \$75/hr. over 4 hrs. for Environmental Health Department;
 \$450 for Community Development Services Department
 (One check made payable to KCCDS)

FOR STAFF USE ONLY

I CERTIFY THAT I RECEIVED THIS APPLICATION AND IT IS COMPLETE.

SIGNATURE:

DATE:

RECEIPT #

X [Signature]

9 11 07

053465



NOTES:

KITTITAS CO
CDS

DARRYL PIERCY, DIRECTOR

ALLISON KIMBALL, ASSISTANT DIRECTOR

1. Name, mailing address and day phone of land owner(s) of record:

Name: Craig & Audrey Winkels
Mailing Address: 6056 Championship Ct.
City/State/ZIP: Mukilteo, WA 98275
Day Time Phone: (425) 347-2034
Email Address: _____

2. Name, mailing address and day phone of authorized agent (if different from land owner of record):

Agent Name: Chuck Cruise / Cruise & Assoc.
Mailing Address: P.O. Box 959
City/State/ZIP: Ellensburg, WA 98926
Day Time Phone: (509) 962-8242
Email Address: _____

RECEIVED
SEP 11 2007

3. Contact person for application (select one):

Owner of record Authorized agent

All verbal and written contact regarding this application will be made only with the contact person.

Kittitas County
CDS

4. Street address of property:

Address: 3530 Riverbottom Rd.
City/State/ZIP: Ellensburg, WA 98926

5. Legal description of property: Parcel B-1 Bk 20 of
Surveys, pgs 221-222

6. Tax parcel number(s): 17-18-23020-0012

7. Property size: 22.95 Ac. (acres)

8. Narrative project description: Please include the following information in your description: describe project size, location, water supply, sewage disposal and all qualitative features of the proposal; include every element of the proposal in the description (be specific, attach additional sheets as necessary):

2 lot short plat w/ individual
wells & septic

9. Are Forest Service roads/easements involved with accessing your development?
Yes No (Circle) If yes, explain: _____

10. What County maintained road(s) will the development be accessing from?
Riverbottom Road

11. Application is hereby made for permit(s) to authorize the activities described herein. I certify that I am familiar with the information contained in this application, and that to the best of my knowledge and belief such information is true, complete, and accurate. I further certify that I possess the authority to undertake the proposed activities. I hereby grant to the agencies to which this application is made, the right to enter the above-described location to inspect the proposed and or completed work.

Signature of Authorized Agent:

x Charles A. Cruse

Date:

10-18-07

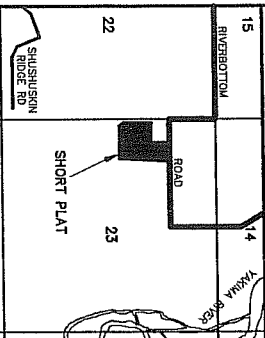
Signature of Land Owner of Record:
(Required for application submittal)

x [Signature]

Date:

9.11.07

VICINITY MAP



APPROVALS

KITTITAS COUNTY DEPARTMENT OF PUBLIC WORKS
EXAMINED AND APPROVED THIS _____ DAY OF
A.D., 200__

KITTITAS COUNTY ENGINEER

KITTITAS COUNTY HEALTH DEPARTMENT
PRELIMINARY INSPECTION INDICATED SOIL CONDITIONS
MAY ALLOW USE OF SEPTIC TANKS AS A TEMPORARY
MEANS OF SEWAGE DISPOSAL FOR SOME BUT NOT
NECESSARILY ALL BUILDING SITES WITHIN THIS SHORT
PLAT. PROSPECTIVE PURCHASERS OF LOTS ARE URGED
TO MAKE INQUIRIES AT THE COUNTY HEALTH
DEPARTMENT ABOUT ISSUANCE OF SEPTIC TANK
PERMITS FOR LOTS.

DATED THIS _____ DAY OF _____ A.D., 200__

KITTITAS COUNTY HEALTH OFFICER

KITTITAS COUNTY PLANNING DIRECTOR

I HEREBY CERTIFY THAT THE WINKELS SHORT PLAT
HAS BEEN EXAMINED BY ME AND FIND THAT IT
CONFORMS TO THE COMPENSATION PLAN OF THE
KITTITAS COUNTY PLANNING COMMISSION.

DATED THIS _____ DAY OF _____ A.D., 200__

KITTITAS COUNTY PLANNING DIRECTOR

CERTIFICATE OF KITTITAS COUNTY TREASURER
I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS
ARE PAID FOR THE PRECEDING YEAR AND FOR THIS
YEAR IN WHICH THE PRESENT YEAR IS TO BE FILED.
PARCEL NO. 17-18-2009-0012

DATED THIS _____ DAY OF _____ A.D., 200__

KITTITAS COUNTY TREASURER

NAME AND ADDRESS - ORIGINAL TRACT OWNERS

NAME: CRAIG & ANDREW WINKELS

ADDRESS: 604 CHAMPAGNE COURT
MUNDELTON, WA 98926

PHONE: (425) 347-2034

ENGINEERING FIRM: JENNIFER WELLS
SURVEYING & ENGINEERING, INC.

SEPTIC SYSTEM: NO UNDERDRAIN PER THIS APP.
WIDTH AND TYPE OF ACCESS: COUNTY ROAD 6/W
& OF PRIVATE ACCESS ESM#T TWO (2)

NO. OF SHORT PLATTED LOTS: TWO (2)

SCALE: 1" = 100'

SUBMITTED ON: _____

AUTOMATIC APPROVAL DATE: _____

RETURNED FOR CAUSE ON: _____

CARL E LONGANECKER ETUX
1571 RIVERBOTTOM RD
ELLENBURG, WA 98926

JOEL R SMITH ETUX
201 SOUTHBRIDGE DR
ELLENBURG, WA 98926

SCOTT T HECKLEY ETUX
PO BOX 1675
ELLENBURG, WA 98926

HARRY C FAYRO ETUX
3742 RIVERBOTTOM RD
ELLENBURG, WA 98926

JOHN CHRISTOPHER VALLEES ETUX
3701 RIVERBOTTOM RD
ELLENBURG, WA 98926

RICHARD M ROEDER
3351 RIVERBOTTOM RD
ELLENBURG, WA 98926

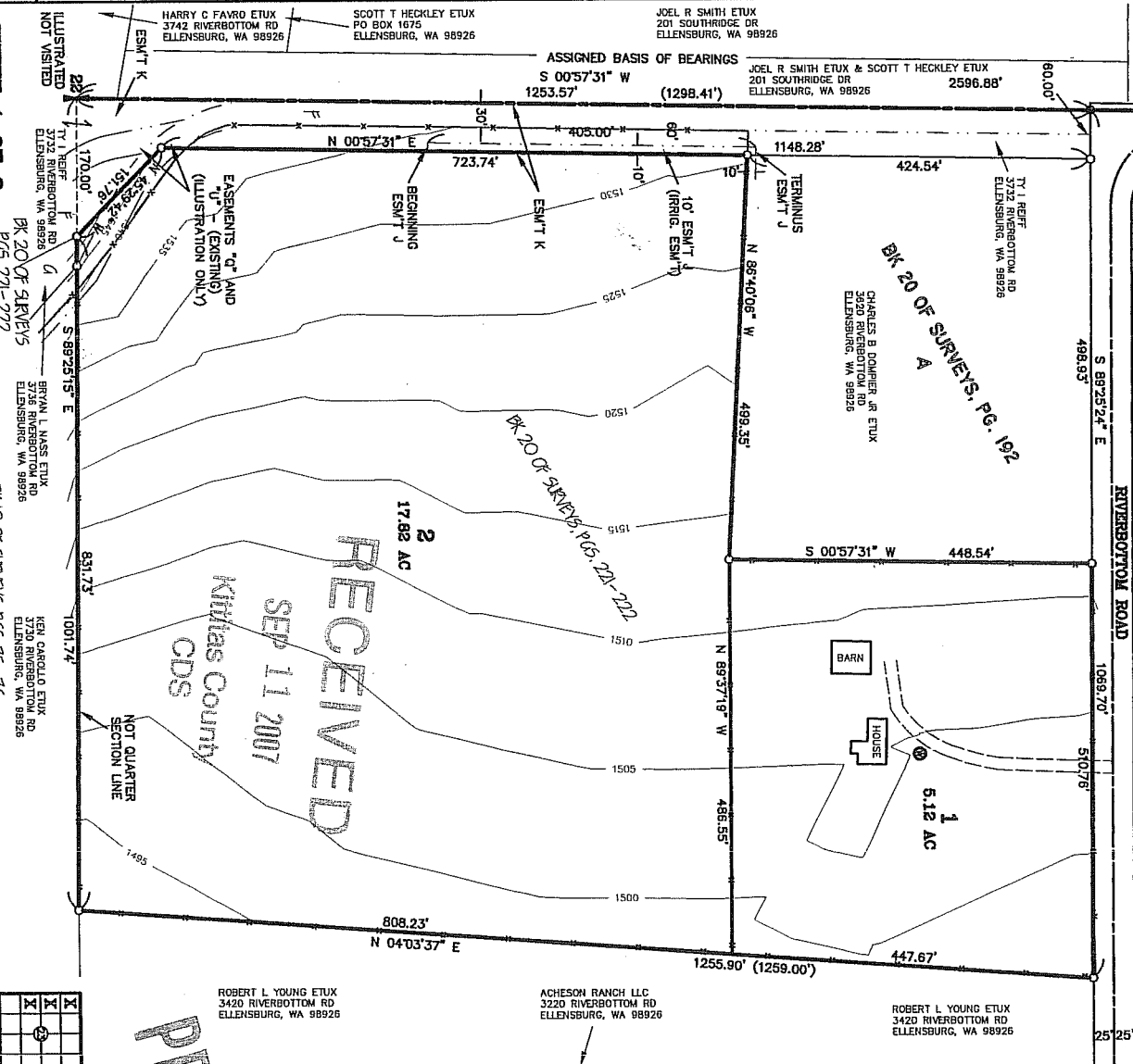
**WINKELS SHORT PLAT
PART OF SECTION 23, T. 17 N., R. 18 E., W.M.
KITTITAS COUNTY, WASHINGTON**

RIVERBOTTOM ROAD

BK 20 OF SURVEYS, PG. 192
CHARLES B DOUMPER, JR ETUX
2920 RIVERBOTTOM RD
ELLENBURG, WA 98926

BARN
HOUSE

RECEIVED
SEP 11 2007
Kittitas County
CDS



ROBERT L YOUNG ETUX
3420 RIVERBOTTOM RD
ELLENBURG, WA 98926

ACHESON RANCH LLC
3220 RIVERBOTTOM RD
ELLENBURG, WA 98926

ROBERT L YOUNG ETUX
3420 RIVERBOTTOM RD
ELLENBURG, WA 98926

RECEIVING NO. _____

SP-07-



LEGEND

- SET 5/8" REBAR W/ YELLOW CAP - CRUISE 18078'
- FOUND PIN & CAP
- FENCE
- EASEMENT

ORIGINAL PARCEL DESCRIPTION

PARCEL A
ORIGINAL PARCEL DESCRIPTION
PARCEL B-1 OF THAT CERTAIN SURVEY RECORDED
APRIL 6, 1966 IN BOOK 20 OF SURVEYS, PAGE 221
AND 222, UNDER AUDITOR'S FILE NO. 580457, BEING
A PORTION OF THE WEST HALF OF THE WEST HALF
OF SECTION 23, TOWNSHIP 17 NORTH, RANGE 18
EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF
WASHINGTON.

PARCEL B

AN EASEMENT FOR INGRESS AND EGRESS, DESIGNATED
EASEMENT 'K', AS DELINEATED ON THAT CERTAIN
SURVEY RECORDED APRIL 6, 1966 IN BOOK 20 OF
SURVEYS, PAGES 221 AND 222, UNDER AUDITOR'S
FILE NO. 580457, RECORDS OF KITTITAS COUNTY,
WASHINGTON.

AUDITOR'S CERTIFICATE

Filed for record this _____ day of _____
2007, at _____ M., in Book I of Short Plat
at page(s) _____ at the request of Craige & Associates.

GERALD V. PETTI by _____
KITTITAS COUNTY AUDITOR

SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me
or under my direction in conformance with the
requirements of the Survey Recording Act, at the
request of CRAIG WINKELS in JUNE of 2007.

PROFESSIONAL LAND SURVEYORS
CRUISE & ASSOCIATES
217 E. Fourth St.
Ellensburg, WA 98926
(509) 962-0242

WINKELS SHORT PLAT

SHEET 1 OF 2

BK 20 OF SURVEYS
PGS. 221-222

BK 18 OF SURVEYS, PGS. 75-76

X	X	X	X
X	X	X	X
X	X	X	X
X	X	X	X