

Kittitas County Community Development Services

Darryl Piercy, Director

COMPREHENSIVE PLAN AMENDMENT DOCKETING FORM

I. CHECK THE APPROPRIATE BOXES

COMP PLAN MAP

COMP PLAN TEXT

NOTICE: If the amendment you are applying for is within an URBAN GROWTH AREA or you are proposing a UGA expansion of the Ellensburg, Cle Elum, or Roslyn UGA you are required to docket your item with that City as well. You must contact the appropriate City for filing deadlines, fees, application, and costs.

II. GENERAL INFORMATION

A. APPLICANT'S NAME: City of Kittitas
MAILING ADDRESS: PO Box 719
207 N Main
Kittitas, WA 98934

E-MAIL ADDRESS: _____
BUSINESS PHONE: 509-968-0220 HOME PHONE: _____

B. AGENT'S NAME: see above
MAILING ADDRESS: _____

E-MAIL ADDRESS: _____
BUSINESS PHONE: _____

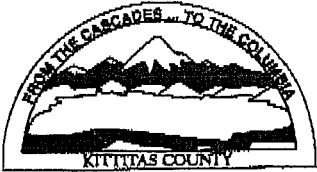
C. LIST OF 300 FOOT ADJOINERS – PLEASE ATTACH.
(Required on all applications for notification purposes)

III. FOR MAP AMENDMENTS

A. TAX PARCEL NUMBER(S): 020-0003 & 020-0002 -currently in a boundary line adjustment to ensure the full WTPP is in city ownership; this will affect the total number of acres.

ACREAGE: 8.13 & 3.06 (11.19 total)
SITE ADDRESS: 670 Industrial Loop Road
OWNER(S): see above
MAILING ADDRESS: _____

HOME PHONE: _____



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(Additional sheets may be attached if more than one parcel is involved)

- B. EXISTING COMPREHENSIVE PLAN DESIGNATION: *Land Use Designation - Rural*
- C. EXISTING ZONING: *AG 20*
- D. PROPOSED COMPREHENSIVE PLAN DESIGNATION: *Would be brought under the City's Comprehensive Plan under Industrial Land Use Designation*
- E. PROPOSED ZONING DESIGNATION *: *Would be brought into the City zoning under Industrial Land Use Designation*
- F. THE PRESENT USE OF THE PROPERTY IS: *City of Kittitas Wastewater Treatment Plant*
- G. SURROUNDING LAND USE: *Agricultural lands (north, south, east and west)*
- H. SERVICES: *Sewer, Electrical, Water*

Please provide the following information regarding the availability of services.

The site is currently served by sewer xx; septic _____ (check one)
Sewer purveyor (if on public sewer system): City of Kittitas

The site is currently served by a public water system xx; well _____
Water purveyor (if on public water system): City of Kittitas

The site is located on a public road xx private road _____ (check one)

Name of road: Industrial Loop

Fire District #: Fire District #10

IV. FOR TEXT AMENDMENTS

Identify the sections of the Comprehensive Plan and Zoning Ordinance that you are proposing to change and provide the proposed wording (attach additional pages if necessary)



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The City of Kittitas is proposing to include the WWTP area within the its UGA boundary (see attached map)

V. FOR ALL AMENDMENTS

A. Why is the amendment needed and being proposed?

The City would like to annex the WWTP area to ensure control and management of operations and maintenance, are consistent with City Plans and Regulations.

B. How does the proposed amendment consistent with the County-Wide Planning Policies for Kittitas County?

CWPP for Siting of Essential Public Facilities Policy C states:

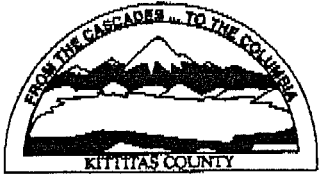
Essential public facilities whose nature require that they be sited outside cities, urban growth nodes, or UGAs must be self-supporting and must not require the extension, construction, or maintenance of municipal services and facilities. Criteria shall be established that address the provision of services when siting an essential public facility. Essential public facilities should not be located outside cities, nodes, or urban growth areas unless the nature of their operations needs or dictates that they be sited in the rural area of the County.

The Current facility is not "self-supporting" and currently utilizes extended "municipal services" and therefore would only be in compliance with CWPP if incorporated within the UGA of Kittitas.

C. How is the proposed amendment consistent with the Kittitas County Comprehensive Plan?

GPO 5.79 & 5.110 restate the CWPP above stating the importance of EPF being within a jurisdictions UGA; this amendment would accomplish that goal.

GPO 5.114 states the "Primary initiative for capital facilities such as water, sewer, and arterial roadways within UGAs shall be the responsibility of the cities. Required facilities to accommodate growth shall be included in the city's capital facilities plan. The primary financing mechanism shall be local improvement districts as authorized in RCW 35.44..." The City of Kittitas currently maintains all responsibilities for the WWTP including, budget, planning, maintenance, and administration.



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D. How have conditions changed that warrant a comprehensive plan amendment?

The City of Kittitas believes that an oversight has occurred and the WWTP should have been included in the initial UGA boundary.

VI. SUPPORTING INFORMATION (ATTACH THE FOLLOWING)

A. **SITE PLAN OF THE PROPERTY WITH THE FOLLOWING FEATURES:** buildings; points of access, ABUTTING roads, and parking areas; septic tank and drainfield and replacement area.

See attached map

B. Application is hereby made for A COMPREHENSIVE PLAN AMENDMENT 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.

Robert E. Cousart, Mayor 6-30-06

Signature of Authorized Agent

Date

City of Kittitas

Robert E. Cousart, Mayor

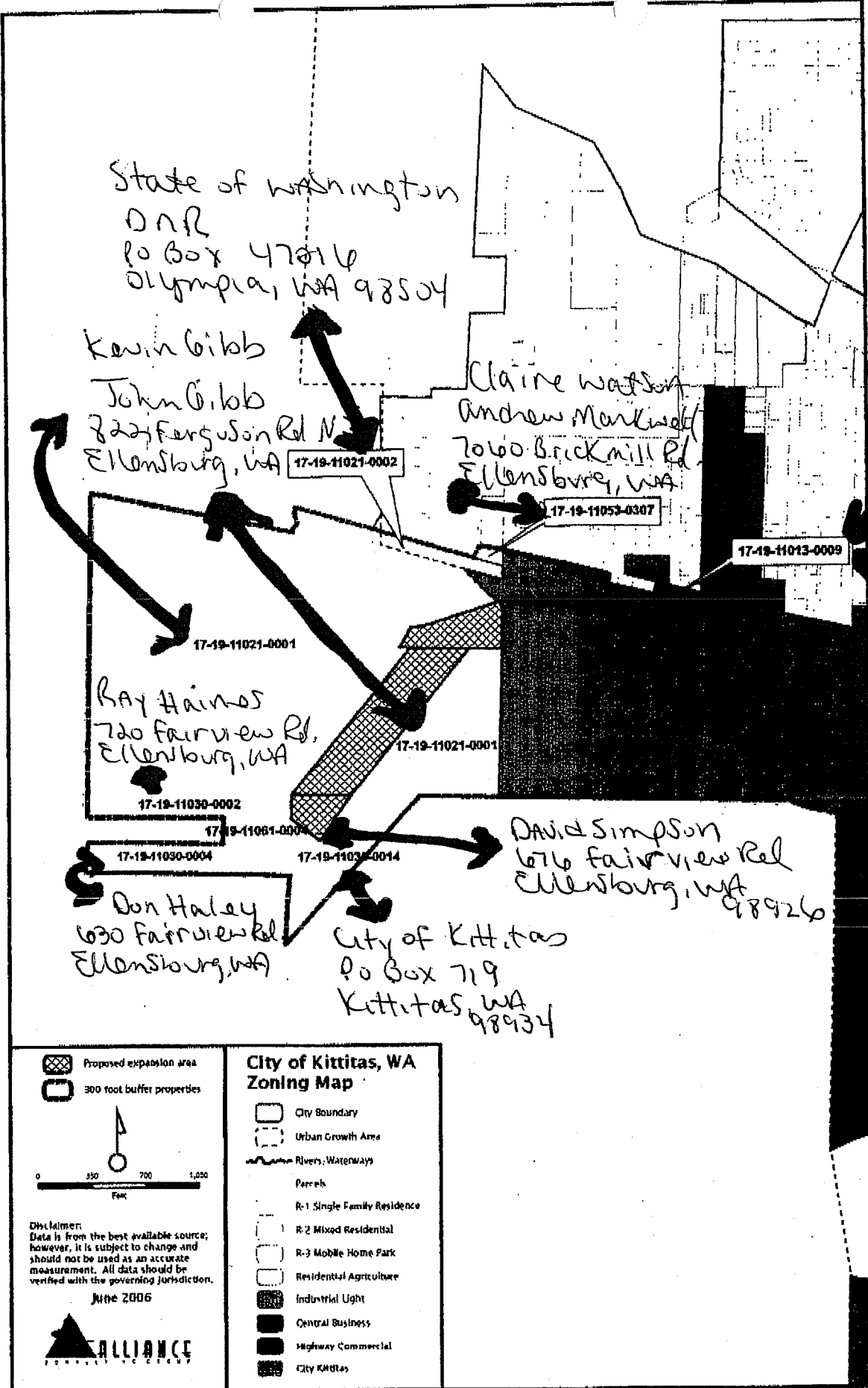
6-30-06

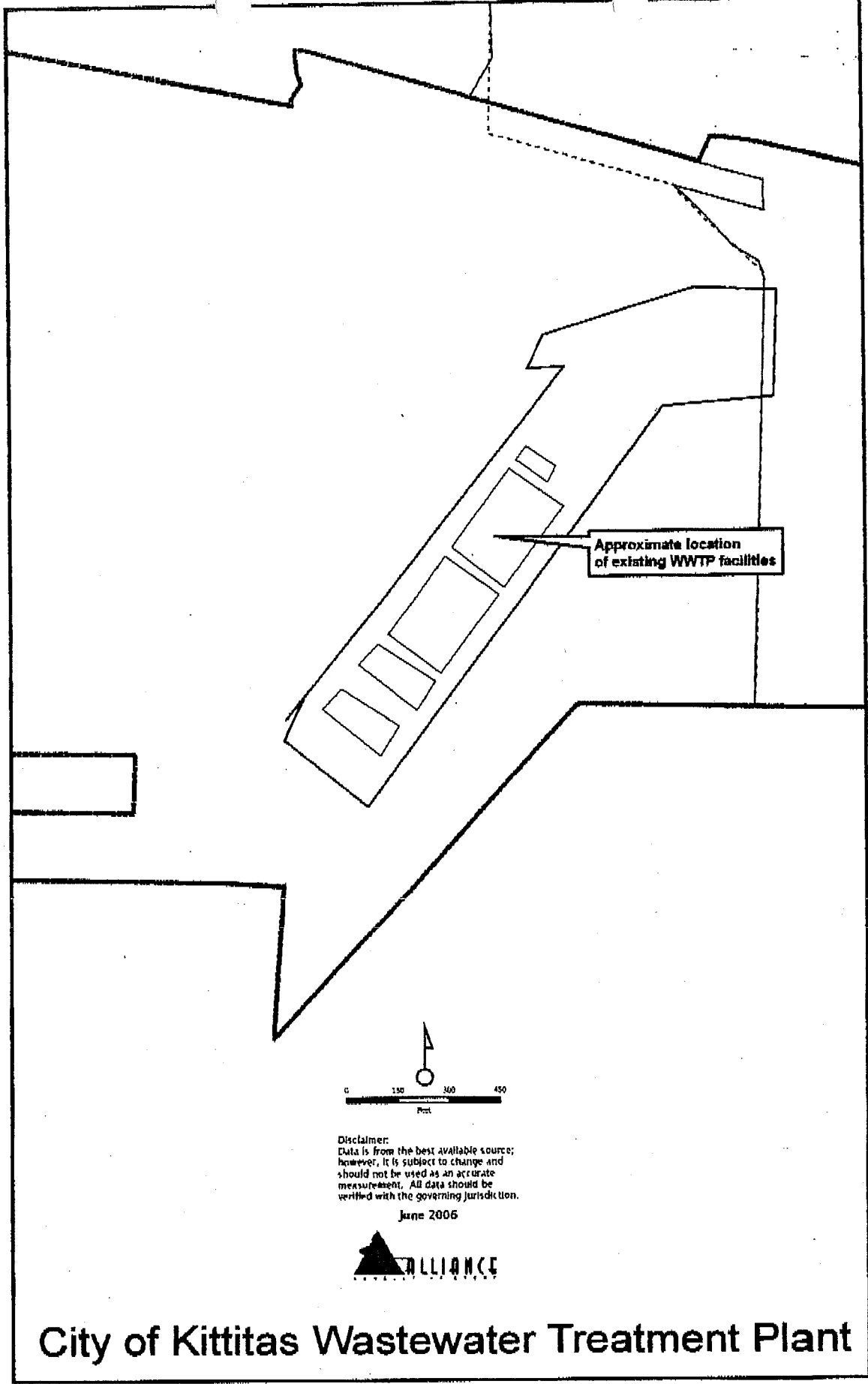
Signature of Land Owner of Record (required for application submittal)

Date

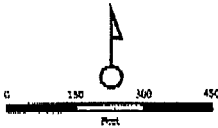
* Rezone requests require separate Request to Rezone application and fee.

Revised 12/20/05



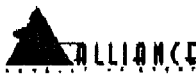


Approximate location
of existing WWTP facilities

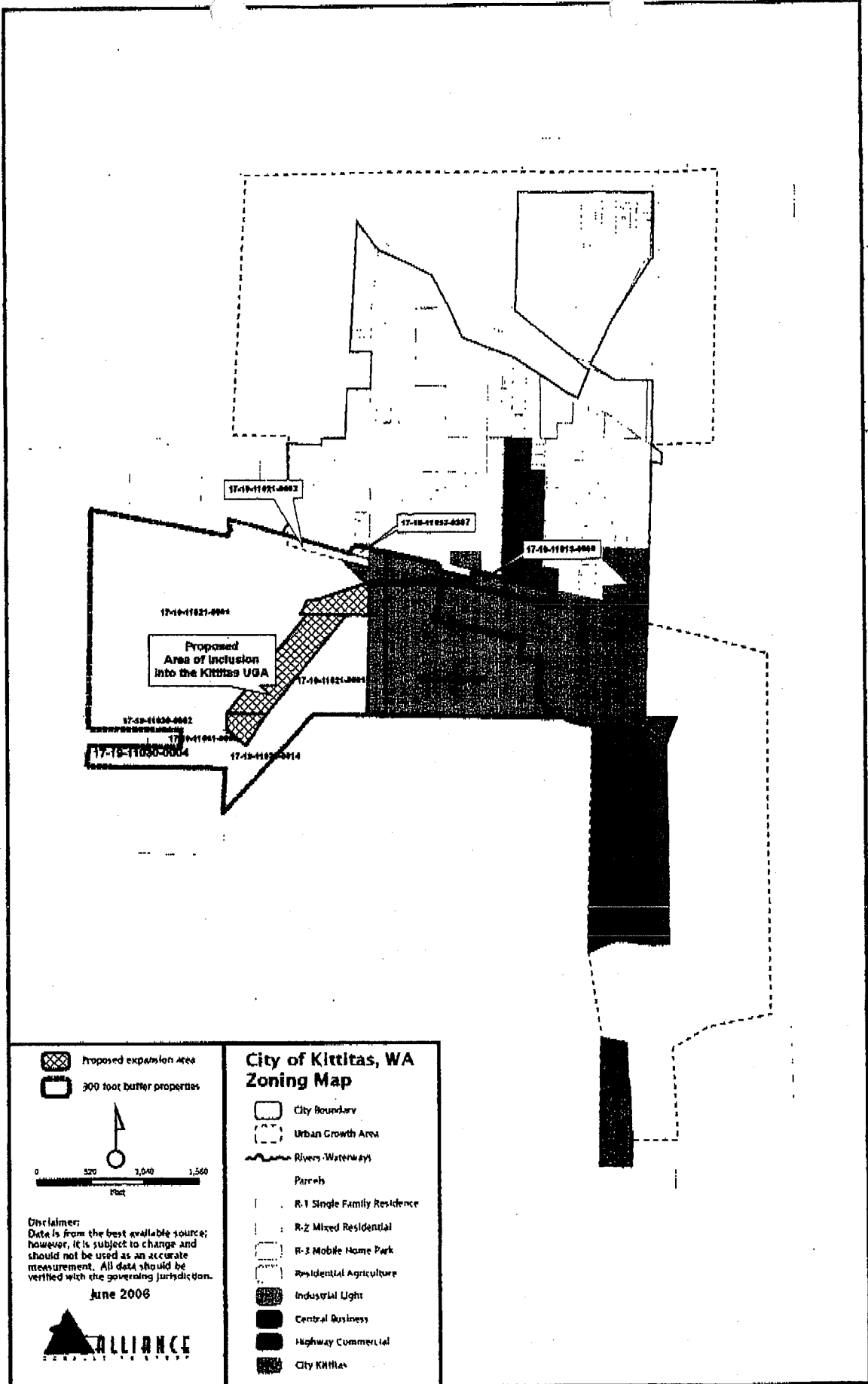




Disclaimer:
Data is from the best available source;
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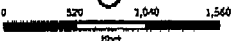
June 2006



City of Kittitas Wastewater Treatment Plant














 Proposed expansion Area
 300 foot buffer properties

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 June 2006



City of Kittitas, WA Zoning Map

-  City Boundary
-  Urban Growth Area
-  Rivers/Waterways
- Parcels**
-  R-1 Single Family Residence
-  R-2 Mixed Residential
-  R-2 Mobile Home Park
-  Residential Agriculture
-  Industrial Light
-  Central Business
-  Highway Commercial
-  City KHHA

