



CIVIL ENGINEERING ♦ SURVEYING ♦ LAND PLANNING

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September 1, 2022

Kittitas County
Community Development Services
411 N. Ruby St, Suite 1
Ellensburg, WA 98926

Regarding: Forest Ridge (Skyline East) Final Plat V Performance Based Cluster Plat Submittal

Contour Engineering Project: 21-088

This letter is to accompany the submittal of the Forest Ridge Final Plat V submittal. Contour is working in conjunction with Encompass Engineering to submit both Phase IV and Phase V at the same time to finish the Final Plat process. Both companies have provided their portion of the project, but due to liability concerns, each plat phase will stand alone, however the intent is for Phase IV and V to be reviewed and approved in a parallel and recorded at the same time after approval. It seemed to be the cleanest way to close out this Performance Based Cluster Plat project with two Engineering/Survey companies.

Contours portion of the project for Civil as well as Survey for the Final Plat was the eastern portion of the site noted as Phase V. The intent is to bond the remaining improvements of the plat prior to approval and recording. The bonding will be coordinated and provided from Trailside separately from this submittal. This is the final accounting of the Performance Based Final Plat for Forest Ridge and accomplishes an overall accounting of open space and credits on the plat. This was also done in conjunction with the previous four final plat submittals including Final Plat IV which was submitted prior to this one.

The documents being transmitted for this submittal are one hard copy of the following along with an electronic thumb drive of the files:

- Transmittal Letter (this letter)
- Final Plat Application
- Forest Ridge Final Plat Phase V Drawings
- Lot Closure Reports
- Project Condition Compliance Document
- Title Report
- WSDOH Proof of Water
- Snow Removal Plan

It is my opinion that a meeting would be helpful with staff and the entire Trailside team including Marc Kirkpatrick of Encompass Engineering to coordinate the intent of the submittals. Feel free to email or call me with any questions and/or issues in order to make this a complete application for the final approval process.

Sincerely,

A handwritten signature in black ink, appearing to be 'Brett Allen', with a long horizontal flourish extending to the right.

Brett Allen, P.E.
Principal Engineer
Brett.Allen@ContourEngineeringLLC.com