



KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St., Suite 2, Ellensburg, WA 98926

CDS@CO.KITTITAS.WA.US

Office (509) 962-7506

"Building Partnerships – Building Communities"

Affidavit of Mailing & Publication

PROPOSAL NAME: (SP-22-00005) Johnson-Duvall

NOTIFICATION OF: Notice of Application

NOTIFICATION MAIL DATE: January 10, 2023

I certify that the following documentation:

- Notice of Application for Johnson-Duvall Preliminary Short Plat

has been mailed and/or emailed to the attached list of persons and participants, and that proper notification (as attached) has been published in the Legal Newspaper(s) of Record for Kittitas County.

Signature

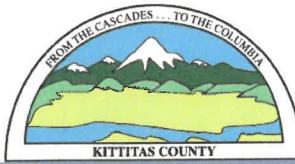
Jeremiah Cromie
Planner II
County of Kittitas
State of Washington

Subscribed and sworn to before me this 10th day of January 2023



Stephanie Mifflin
Notary Public for the State of Washington residing
in Ellensburg.

My appointment expires: 12.23.25



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Office (509) 962-7506

"Building Partnerships – Building Communities"

NOTICE OF APPLICATION

Notice of Application: January 10, 2023
Application Received: December 20, 2022
Application Complete: January 5, 2023

Project Name (File Number): Johnson-Duvall (SP-22-00005)
Applicant: Gertrude Johnson (Owner), David Duvall (Authorized Agent)

Location: One tax parcel (#831236), located just east and northeast of the City of Ellensburg off of Lenex Road in Section 25, T18, R19, W.M. and Section 25, T18, Range 18, W.M.; Kittitas County parcel map number 18-18-25051-0007. Lot 7 of the previously recorded Bountiful Acres Plat (LP-90-00003).

Proposal: The applicants are proposing a 2-lot short plat (subdivision) from 3 acres resulting in one (1) 1.61-acre lot and one (1) 1.39-acre lot. The property is zoned Urban Residential within the Airport Overlay Zone. These parcels are also inside the City of Ellensburg's Urban Growth Area.

Materials Available for Review: The submitted application and related filed documents may be examined by the public on the CDS website at <https://www.co.kittitas.wa.us/cds/land-use/default.aspx> then navigate to "Short Plats" & "SP-22-00005 Johnson-Duvall" or at the CDS offices at 411 N. Ruby St, Suite 2, Ellensburg, WA 98926 during normal business hours.

Phone: (509) 962-7506

Written Comments on this proposal can be submitted to CDS any time prior to **5:00 p.m. on January 27, 2023**. Under Title 16.32, Short Subdivision Requirements are processed in an abbreviated administrative format, which does not involve a public hearing. All comments will be considered in the decision-making process, and any person has the right to comment on this application and receive notification of the Community Development Services administrative decision, once made. Appeals to an administrative land use decision may be filed within 10 working days with Kittitas County Community Development Services as outlined in Chapter 15A.07 of the Kittitas County Code. The current appeal fee is \$1550. Please check with Community Development Services for the current fee prior to submitting an appeal.

Designated Permit Coordinator (staff planner): Jeremiah Cromie, Staff Planner: (509) 962-7046; email at jeremiah.cromie@co.kittitas.wa.us

HULL, MARK & KATIE 120 LENES RD ELLENSBURG, WA 98926	BROWN, JAMES L & EVELYN PO BOX 462 ELLENSBURG, WA 98926-1915	SON VIDA II LLC PO BOX 1359 ELLENSBURG, WA 98926-1904
NEWMAN, JAMES L & ANNA MARIE 300 LENES RD ELLENSBURG, WA 98926-9159	COLLIGNON RAY, CHRISTINE L 241 LOOK RD ELLENSBURG, WA 98926-7300	HAUSER, MICHAEL R ETUX 261 LENES RD ELLENSBURG, WA 98926
MILLER, MARTIN L 1511 SANDERS RD ELLENSBURG, WA 98926	RICKEY, MARK A ETUX 121 LENES RD ELLENSBURG, WA 98926	FRASER, GAYLENE 301 LENES RD ELLENSBURG, WA 98926-9159
JOHNSON, GERTRUDE 260 LENES RD ELLENSBURG, WA 98926-7870	WOLF, ADAM & JESSICA 201 LENES RD ELLENSBURG, WA 98926-7870	FORD, ROBERT A II & KENDRA A 1507 E SANDERS RD ELLENSBURG, WA 98926-9356
COLLIGNON, ROBERT & CONNIE 291 LOOK RD ELLENSBURG, WA 98926-7300	POWNALL, DONALD W ETUX 50 LENES LANE ELLENSBURG, WA 98926	MANSHIP, ESTHER S PO BOX 961 ISSAQUAH, WA 98027

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(mailed)

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BUREAU OF LAND MANAGEMENT
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(mailed)

Federal Aviation Administration (FAA)
Ilon.Logan@faa.gov

To: Jeremiah Cromie <jeremiah.cromie@co.kittitas.wa.us>

Subject: Ad: 320950 / Re: SP-22-00005 Johnson-Duvall (Publishing) - Notice of Application

CAUTION: This email originated from outside the Kittitas County network. Do not click links, open attachments, fulfill requests, or follow guidance unless you recognize the sender and have verified the content is safe.

Happy Friday, Jeremiah!

Please see attached for your legal proof scheduled to run on January 10th.

Thank you and have a nice weekend!

Megan Breckenridge

Advertising Assistant

Ellensburg Daily Record

Office: (509) 925-1414, ext. 570253

Direct Dial: (509) 204-8250

mbreckenridge@kvnews.com / legals@kvnews.com

[MY OFFICE HOURS: MON-FRI: 8:00am-4:00pm]

From: Jeremiah Cromie <jeremiah.cromie@co.kittitas.wa.us>

Sent: Friday, January 6, 2023 12:11 PM

To: Megan Breckenridge <mbreckenridge@kvnews.com>; KVNews Legals <legals@kvnews.com>

Subject: SP-22-00005 Johnson-Duvall (Publishing) - Notice of Application

CAUTION, this email originated from outside the organization.

Hello,

Please publish the attached legal in the Daily Record on the following dates:

January 10, 2023

Let me know if there are any questions or issues.

Jeremiah Cromie

Planner II

Kittitas County

Community Development Services

411 N. Ruby Street; Suite 2

Ellensburg, WA 98926

Office: 509-962-7046

jeremiah.cromie@co.kittitas.wa.us

NOTICE OF APPLICATION

Project Name (File Number): Johnson-Duvall (SP-22-00005)

Applicants: Gertrude Johnson (Owner), David Duvall (Authorized Agent)

Location: One tax parcel (#831236), located just east and northeast of the City of Ellensburg off of Lenex Road in Section 25, T18, R19, W.M. and Section 25, T18, Range 18, W.M.; Kittitas County parcel map number 18-18-25051-0007. Lot 7 of the previously recorded Bountiful Acres Plat (LP-90-00003).

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Phone: (509) 962-7506

Written Comments on this proposal can be submitted to CDS any time prior to **5:00 p.m. on January 27, 2023**. Under Title 16.32, Short Subdivision Requirements are processed in an abbreviated administrative format, which does not involve a public hearing. All comments will be considered in the decision-making process, and any person has the right to comment on this application and receive notification of the Community Development Services administrative decision, once made. Appeals to an administrative land use decision may be filed within 10 working days with Kittitas County Community Development Services as outlined in Chapter 15A.07 of the Kittitas County Code. The current appeal fee is \$1550. Please check with Community Development Services for the current fee prior to submitting an appeal.

Designated Permit Coordinator (staff planner): Jeremiah Cromie, Contact Planner: (509) 962-7046; email at jeremiah.cromie@co.kittitas.wa.us

Notice of Application: Tuesday, January 10, 2023
Application Received: Tuesday, December 20, 2022
Application Complete: Thursday, January 5, 2023

PUBLISH: Daily Record: January 10, 2023 / LEGAL #: 320950

From: [Megan Breckenridge](#)
To: [Jeremiah Cromie](#)
Subject: Re: 320950 / Re: SP-22-00005 Johnson-Duvall (Publishing) - Notice of Application
Date: Friday, January 6, 2023 2:37:47 PM

CAUTION: This email originated from outside the Kittitas County network. Do not click links, open attachments, fulfill requests, or follow guidance unless you recognize the sender and have verified the content is safe.

Thank you for your final approval, Jeremiah!

Megan Breckenridge

Advertising Assistant
Ellensburg Daily Record
Office: (509) 925-1414, ext. 570253
Direct Dial: (509) 204-8250
mbreckenridge@kvnews.com / legals@kvnews.com
[MY OFFICE HOURS: MON-FRI: 8:00am-4:00pm]

From: Jeremiah Cromie <jeremiah.cromie@co.kittitas.wa.us>
Sent: Friday, January 6, 2023 2:29 PM
To: Megan Breckenridge <mbreckenridge@kvnews.com>
Subject: RE: 320950 / Re: SP-22-00005 Johnson-Duvall (Publishing) - Notice of Application

CAUTION, this email originated from outside the organization.

Megan,

This looks fine and I give approval.

Jeremiah Cromie
Planner II
Kittitas County
Community Development Services
411 N. Ruby Street; Suite 2
Ellensburg, WA 98926
Office: 509-962-7046
jeremiah.cromie@co.kittitas.wa.us

From: Megan Breckenridge <mbreckenridge@kvnews.com>
Sent: Friday, January 6, 2023 1:45 PM

From: Jeremiah Cromie
To: [Joe Dietzel](#); [Kim Dawson](#); ["long@kittcom.org"](#); [Julie Kjorsvik](#); [Toni Berkshire](#); [Public Health Inspectors](#); [Lisa Lawrence](#); [Patti Stacey](#); [Kelee Hodges](#); [Candie Leader](#); [David Ohl](#); [Codi Fortier](#); ["enviroreview@yakama.com"](#); ["corrine_camuso@yakama.com"](#); ["jessica_lally@yakama.com"](#); ["noah_oliver@yakama.com"](#); ["casey_barney@yakama.com"](#); ["kozi@yakamafish-nsn.gov"](#); ["mati@yakamafish-nsn.gov"](#); ["barh@yakamafish-nsn.gov"](#); ["separegister@ecy.wa.gov"](#); ["tebu461@ecy.wa.gov"](#); ["lowh461@ECY.WA.GOV"](#); ["FormerOrchards@ecy.wa.gov"](#); ["wendy.neet@ecy.wa.gov"](#); ["crosepa@ecy.wa.gov"](#); ["car461@ecy.wa.gov"](#); ["Scott.Downes@dfw.wa.gov"](#); ["Jennifer.Nelson@dfw.wa.gov"](#); ["Elizabeth.Torrey@dfw.wa.gov"](#); ["sepa@dahp.wa.gov"](#); ["jorgenja@cwu.edu"](#); ["nelmsk@cwu.edu"](#); [Jeremy Larson](#); [Steph Mifflin](#); ["russell.mau@doh.wa.gov"](#); ["rivers@dnr.wa.gov"](#); ["brenda.young@dnr.wa.gov"](#); ["luke.warthen@dnr.wa.gov"](#); ["SEPACENTER@dnr.wa.gov"](#); ["MARTIN.MAUNEY@dnr.wa.gov"](#); ["scott.chambers@dnr.wa.gov"](#); ["brooksideconsulting@gmail.com"](#); ["tribune@nktribune.com"](#); ["terry@nktribune.com"](#); ["mbreckneridge@kvnews.com"](#); ["legals@kvnews.com"](#); ["Deborah.j.knaub@usace.army.mil"](#); ["Jenae.N.Churchill@usace.army.mil"](#); ["lhendrix@usbr.gov"](#); ["mark.a.gradwohl.civ@mail.mil"](#); ["Kimberly.peacher@navy.mil"](#); ["Robert.d.bright10.civ@army.mil"](#); [Haley Mercer](#); [Christy Garcia](#); ["steve@snoqualmtribe.us"](#); ["dahp@snoqualmtribe.us"](#); ["adam@snoqualmtribe.us"](#); ["guy.moura@colvilletribes.com"](#); ["sam.rushing@colvilletribes.com"](#); ["connor.armi.hsy@colvilletribes.com"](#); ["matt.boast@kittitaspud.com"](#); ["Brian.ingalls@pse.com"](#); ["Dtsmith@BPA.gov"](#); ["kimberly.lamed@usda.gov"](#); ["Jacob.Prilucik@wsdot.wa.gov"](#); ["SCPlanning@wsdot.wa.gov"](#); ["AviationLandUse@wsdot.wa.gov"](#); ["ken.graham@parks.wa.gov"](#); ["sara@krdistrict.org"](#); ["kim.snider@esd401.org"](#); ["leslee.caul@esd401.org"](#); ["angela.garrettgordon@esd401.org"](#); ["carol.chrisman@esd401.org"](#); ["traci.russell@esd401.org"](#); [Rich Elliott](#); ["delvoj@kvfr.org"](#); ["yusid@ci.ellensburg.wa.us"](#); ["pubworks@ci.ellensburg.wa.us"](#); ["comdev@ci.ellensburg.wa.us"](#); ["energyservices@ci.ellensburg.wa.us"](#); ["aylingj@ci.ellensburg.wa.us"](#); ["ionesc@ci.ellensburg.wa.us"](#); ["Tlon.Logan@faa.gov"](#)
Cc: [Kelly Bacon \(CD\)](#); [Chace Pedersen](#); ["david@catchercraft.com"](#); ["Chris Cruse"](#)
Subject: SP-22-00005 Johnson-Duvall Notice of Application
Date: Tuesday, January 10, 2023 8:37:47 AM
Attachments: [SP-22-00005 Johnson-Duvall Notice of Application Memo.pdf](#)

Good morning,

CDS is requesting comments on the following short plat application: SP-22-00005 Johnson-Duvall. Links to the file materials can be found below. The comment period will end [Friday, January 27, 2023 at 5pm](#). [CDS will assume your agency does not wish to provide comment if not received by this date](#). Please let me know if you have any issues accessing the materials or any other questions.

Internal Access: [SP-22-00005 Johnson-Duvall](#)

External Access: [SP-22-00005 Johnson-Duvall](#)

If the links above do not work, please go to the CDS website at:

<https://www.co.kittitas.wa.us/cds/land-use/default.aspx> and navigate to "Short Plats" and then the Project File Number "SP-22-00005 Johnson-Duvall"

Jeremiah Cromie
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