



## KITTTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

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Office (509) 962-7506

"Building Partnerships – Building Communities"

January 29, 2020

Robert Wallace  
330 112<sup>th</sup> Avenue NE #200  
Bellevue, WA 98004

Charles Marshall  
330 112<sup>th</sup> Avenue NE #200  
Bellevue, WA 9800

RE: Wallace Ranch Conservation Plat (LP-19-00002), and Shoreline Substantial Development (SD-19-00002) application – Deem Complete

Dear Applicant,

Your application packet, containing a Conservation Plat and Shoreline Substantial Development application has been determined complete. The proposed project includes a fifty-eight (58) residential lot conservation plat with open space tracts, on 72 parcels totaling approximately 1,163 acres of land that is zoned Forest and Range. Eighteen (18) of the fifty-eight (58) lots being proposed are in Shoreline Designation. The project site is located on 72 parcels spanning sections 3, 10, 11, 12, 13, and 14 of T19N R16E, approximately 3.7 miles south east of the City of Cle Elum:

In accordance with the provisions of KCC 15A.030.060, the following will occur:

1. The site must be posted in accordance with KCC15A. Sign(s) are ready for pickup at Community Development Services along with posting instructions and an Affidavit of Posting form to be signed and returned with a picture of the posted sign(s) prior to a Notice of Application being issued.
2. A Notice of Application will be sent to the public (adjacent landowners), Kittitas County departments, and non-County governmental agencies inviting written comments on this proposal. Consideration of written comments from adjacent property owners and public agencies will be incorporated in the staff report.
3. As requested by the County, additional materials may be required before this matter is brought before the Hearings Examiner.
4. An open record hearing will be scheduled before the Kittitas County Hearings Examiner to consider both applications where public testimony may be given and a final decision will be made.

If you have any questions regarding this matter, please contact me at (509) 962-7065, or by e-mail at [jeremy.johnston@co.kittitas.wa.us](mailto:jeremy.johnston@co.kittitas.wa.us).

Sincerely,

Jeremy Johnston  
Planner II

Cc: Charles Marshall, Authorized Agent  
Robert Wallace, Applicant

*via email*  
*via email*