

KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

CDS@CO.KITTITAS.WA.US

Office (509) 962-7506

Fax (509) 962-7682

"Building Partnerships – Building Communities"

July 19, 2013

Teaway Ridge LLC
P.O. Box 808
Cle Elum WA 98922

RE: **Revised** Reecer Ranch Long Plat Application (LP-12-00001)

Dear Applicant,

The application for a 33 lot Plat on approximately 192 acres of land that is zoned Agriculture 5, located in a portion of Section 28, T18N, R18E, WM, in Kittitas County, Assessor's map number 18-18-28000-0040, was received on May 10, 2013. Your application has been determined **complete** as of July 19, 2013 for the purposes of intake, initial review, and vesting. Please be advised that the following actions will need to be completed prior to the issuance of a Notice of Application:

1. As provisioned in Kittitas County Code 15A.03.110 the property shall be posted by the applicant along each street frontage. Signage, a posting affidavit, and a map of posting locations, have been prepared by Community Development Services staff and are available for pick up at our office during regular business hours. Please be certain that the signs are "...posted on each road frontage on the subject property..." and that they are "... clearly visible and accessible."¹
2. Kittitas County Public Works (KCPW) has required that a Traffic Impact Analysis be prepared in accordance with the provisions outlined in Kittitas County Code 12.10. Please feel free to contact KCPW at 509-962-7515 for additional information.

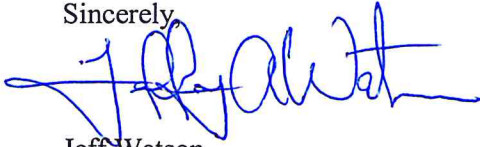
Upon Completion of the above actions in accordance with the provisions of KCC 15A.030.060:

1. 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.
2. Requests for clarification, amendments, or additional information will be sent to you following the public comment period.
3. The consideration of written comments from adjacent property owners and public agencies will be incorporated in the staff report.
4. As requested by the County, additional materials and/or revised preliminary plat drawings may be required before this matter is brought before the Board of County Commissioners.
5. An open record hearing will be scheduled before the Kittitas County Hearings Examiner where public testimony may be given and a recommendation for approval or denial will be made.
6. A closed record hearing will be scheduled before the Kittitas County Board of Commissioners where a final decision will be given.

¹ KCC 15A.03.110(3)

If you have any questions regarding this matter, please feel free to contact me at (509) 933 8274, or by e-mail at jeff.watson@co.kittitas.wa.us.

Sincerely

A handwritten signature in blue ink, appearing to read "Jeff Watson". The signature is stylized with a large initial "J" and a long horizontal flourish at the end.

Jeff Watson
Staff Planner

CC: Terra Design via email: bala.ce@gmail.com