

KITTTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

CDS@CO.KITTTITAS.WA.US

Office (509) 962-7506

Fax (509) 962-7682

"Building Partnerships – Building Communities"

FINDINGS OF FACT

Lester Short Plat

File Number SP-07-44

Pursuant to RCW 58.17.195, the Kittitas County Community Development Services Department formally establishes the following Findings of Fact:

1. The Lester Short Plat (SP 07-44) has satisfied all current subdivision and zoning requirements. This short plat has been reviewed and approved in conformance with the Kittitas County Subdivision (Title 16) and Zoning (Title 17) Codes.
2. The applicant has demonstrated to the satisfaction of the County Environmental Health Director the availability of potable water supplies.
3. The applicant has demonstrated that preliminary inspection indicated soil conditions may allow use of septic tanks as a temporary means of sewage disposal for some, but not necessarily all building sites within this Short Plat.
4. The applicant has demonstrated to the County Public Works Department that the access provisions are in the interest of public safety and general welfare.
5. A statement indicating the County's intent to approve this short plat, together with a reduced photocopy depicting the lot configurations and proposed acreage was mailed to known adjacent property owners and parties of record on April 11, 2007.
6. Kittitas County Community Development Services Department completed a Critical Areas Review.
 - Lot 1 on the subject property contains a PEMC (Palustrine Emergent Seasonal) wetland. Future development of Lot 1 may require a study by a certified wetland biologist to determine wetland classification and buffer requirements pursuant to Kittitas County Areas Code Title 17A.
7. This short plat has exhausted the use of the one-time split provision allowed per Kittitas County Code. No further one-time splits are allowed for the subject parcel and subsequent parcels created via this short plat.

Administratively approved short plats must be recorded with the County Auditor and shall not be deemed approved until officially filed.

Approved
This 5th Day of September, 2008


Darryl Piercy, CDS Director

DARRYL PIERCY, DIRECTOR

ALLISON KIMBALL, ASSISTANT DIRECTOR

COMMUNITY PLANNING • BUILDING INSPECTION • PLAN REVIEW • ADMINISTRATION • PERMIT SERVICES • CODE ENFORCEMENT • FIRE INVESTIGATION

Mylar Routing Form

Project Name: LESTER SP-07-44

Planner: KARI

CDS Date Received:

Comments:



Public Works Date Received:

Comments:

signed 7/1/08



JUL 02 2008

KITTITAS COUNTY
DEPT. OF PUBLICWORKS

Signed 7/29/08 CB

Environmental Health Date Received:

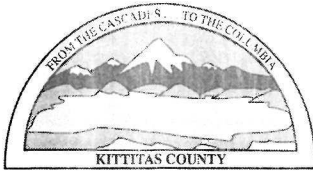
Comments:

*7/29/08 plat note for
(e) water
metering*

*water + soil OK
HM*

Final CDS Approval Date:

Comments:



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Office (509) 962-7506

Fax (509) 962-7682

May 9, 2007

Derk Lester
650 Circle Ross Rd.
Ellensburg, WA 98926

RE: Re-Notification of Conditional Preliminary Approval, Lester Short Plat, File Number SP-07-44

Dear Mr. Lester,

Notice of Conditional Preliminary Approval for Lester Short Plat, File Number SP-07-44, was originally issued on May 8, 2007. Comments from the Kittitas County Public Works Department were received following the original notification and have been included in the attached documentation. Please note that the appeal period for the Lester Short Plat has been extended to May 23, 2007 to reflect the re-notification.

Kittitas County Community Development Services has determined that the Lester Short Plat (SP-07-44) is a complete application and hereby grants **conditional preliminary approval** subject to the following conditions:

- 1) Both sheets shall reflect the Short Plat Name "**Lester**" and Short Plat Number **SP-07-44** at the top of all sheets, followed underneath by the section, township, range, county and state.
- 2) The road mislabeled as "Cook Rd." in the vicinity map on the first page of the plat drawings shall be changed to reflect the correct name of the road, which is "Lester Rd."
- 3) Critical Areas: Lot 1 of the Lester Short Plat has a PEMC wetland (Palustrine Emergent Seasonal) located on the southeast portion of the lot. The final mylars shall reflect the location of this wetland, and a statement on the plat shall read as follows:
 - "Future development of Lot 1 may require a study by a certified wetland biologist to determine wetland classification and for buffer requirements pursuant to Kittitas County Critical Areas Code Title 17A."
- 4) The first page of the final mylars shall display a labeled space in the upper right hand corner in which to record the Receiving Number of the Short Plat.
- 5) In the Signature block reserved for the Kittitas County Public Works Department on the first page of the Short Plat drawings, the phrase "Kittitas County Public Works" which is currently displayed beneath the signature line shall be changed to read "Kittitas County Engineer".
- 6) Plat Note "C" which appears on the second page of the plat drawings shall be removed.
- 7) Contour lines on the final plat drawings shall be displayed at intervals of one foot or less for slopes less than three percent, and at intervals of five feet for slopes between three and thirty percent as required by Kittitas County Code 16.12.030A.
- 8) The property owner's name shall be clearly labeled on the first page of the final plat drawings.
- 9) Plat notes employing the following phrasing and providing the required information (highlighted here in bold font) shall be present on the second sheet of the plat drawings in the portion labeled "Notes":
 - "This survey was performed using a (**XXX XXX**) total station. The controlling monuments and property corners shown hereon were located, staked and checked from a closed field traverse in excess of (**XXX**) linear closure after azimuth adjustment."
 - "For section subdivision, section and quarter section corner documentation and additional survey information, see book (**letter**) of (**xxx**) plats, pages (**#**) and the surveys referenced thereon."
 - "Per Kittitas County Code 17.29.040, this short plat has exhausted the use of the one-time split provision allowed per Kittitas County Code. No further one time splits are allowed for the subject parcels and subsequent parcels created via this short plat."
 - "All development must comply with International Fire Code."
- 10) Attached you will find comments from the Kittitas County Department of Public Works and Kittitas County

DARRYL PIERCY, DIRECTOR

ALLISON KIMBALL, ASSISTANT DIRECTOR

COMMUNITY PLANNING • BUILDING INSPECTION • PLAN REVIEW • ADMINISTRATION • PERMIT SERVICES • CODE ENFORCEMENT • FIRE INVESTIGATION

Environmental Health. Please see those documents for required plat notes and information on issues needing completion before final approval of this short plat.

Approval of the Wilson View Short Plat may be appealed to the County Commissioners upon request of any aggrieved party within 10 working days, and shall accordingly be eligible for final administrative approval after May 23, 2007. Administratively approved short plats must be recorded with the County Auditor and shall not be deemed approved until so filed. If you have any questions, please do not hesitate to contact our office.

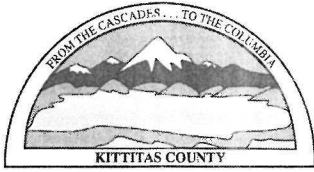
You may appeal this determination pursuant to KCC 15A.07.010 by submitting specific factual objections and a fee of \$200 to the Kittitas County Board of Commissioners (205 W. 5th, Room 108) by May 23, 2007 at 5:00p.m.

Sincerely,



Mike Elkins
Staff Planner

CC: Douglas Gray (GSE)
Required Parties (KCC 15A)



KITTTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

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Office (509) 962-7506

Fax (509) 962-7682

May 8, 2007

Derk Lester
650 Circle Ross Rd.
Ellensburg, WA 98926

RE: Lester Short Plat, File Number SP-07-44

Dear Mr. Lester,

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 - "All development must comply with International Fire Code."
- 10) Attached you will find comments from the Kittitas County Department of Public Works and Kittitas County Environmental Health. **Please see those documents for required plat notes and information on issues needing completion before final approval of this short plat.**

Approval of the Wilson View Short Plat may be appealed to the County Commissioners upon request of any aggrieved party within 10 working days, and shall accordingly be eligible for final administrative approval after May 22, 2007.

DARRYL PIERCY, DIRECTOR

ALLISON KIMBALL, ASSISTANT DIRECTOR

COMMUNITY PLANNING • BUILDING INSPECTION • PLAN REVIEW • ADMINISTRATION • PERMIT SERVICES • CODE ENFORCEMENT • FIRE INVESTIGATION

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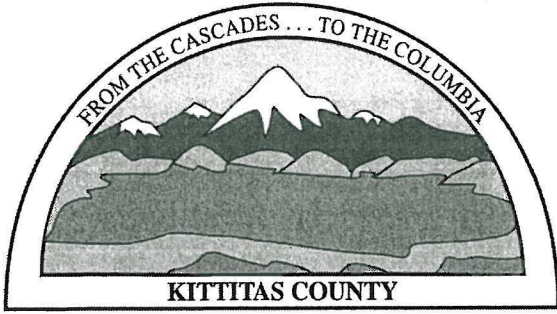
You may appeal this determination pursuant to KCC 15A.07.010 by submitting specific factual objections and a fee of \$200 to the Kittitas County Board of Commissioners (205 W. 5th, Room 108) by May 22, 2007 at 5:00p.m.

Sincerely,

A handwritten signature in blue ink, appearing to read "Mike Elkins", with a stylized flourish at the end.

Mike Elkins
Staff Planner

CC: Douglas Gray (GSE)
Required Parties (KCC 15A)



PUBLIC HEALTH DEPARTMENT

www.co.kittitas.wa.us/health/

Administration
Community Health Services
Health Promotion Services
507 N. Nanum Street, Ste 102
Ellensburg, WA 98926
Phone: (509) 962-7515
Fax: (509) 962-7581

Environmental Health
411 N. Ruby Street, Ste. 3
Ellensburg, WA 98926
Phone: (509) 962-7698
Fax: (509) 962-7052

April 3, 2007

Gray Surveying & Engineering Inc
2706 River Rd
Yakima, WA 98902

Dear Mr. Gray,

We have received the proposed Lester Short Plat, located in Section 12, Township 18N, Range 19E, off of Schnebly Road. We have also received the \$376.88 plat submission fee (receipt #050373).

For plat approval both sewage and water availability must be satisfactorily addressed. Refer to WAC 246-272-20501 and 246-272-09501 for septic and well setbacks.

For sewage disposal you have two options:

1. **PUBLIC UTILITY SEWER**

Submit a signed letter of agreement between the responsible public utility official and the developer/owner or other documentation that provides proof of connection to public sewer.

2. **ON SITE SEWAGE**

Soil logs will need to be scheduled and dug at a mutually convenient time. The developer/owner shall provide soil logs as per Chapter 246-272 WAC or as amended. The information obtained will be recorded and placed in the plat file for future reference. The information obtained from these soil logs is for plat approval purposes only and does not constitute a site evaluation in conjunction with the issuance of a permit for any specific lot.

Prior to receiving final approval for subdivisions (short and long plats) in Kittitas County, applicants shall be required to show the adequacy of potable water supplies proof of potable water supply can be demonstrated four ways:

1. **PUBLIC UTILITY WATER SUPPLY APPLICANTS** – shall submit a signed letter of agreement with the responsible public utility official and the developer/owner, granting delivery of potable water for the entire development.
2. **GROUP "A" PUBLIC WELL** – if you have an existing well and a Department of Ecology issued "water right" for potable usage of the well, Washington State Department of Health (DOH) is the regulatory authority for approving Group A systems. We require written verification that DOH has approved the system prior to final plat approval (see contact information below). If you have not secured a water right for potable use you must contact the Washington State Department of



Ecology (Central Region Office) located in Yakima, Washington to begin the process of obtaining a water right. Their contact number is: (509) 575-2800.

3. GROUP "B" PUBLIC WELLS – As of January 11, 2007, Washington State Department of Health is the regulatory authority for approving Group B Water Systems in Kittitas County. The process for approval includes a source site inspection to approve the location of the proposed well or if the well exists to ensure that it meets the criteria for approval; drilling of the well and/or ensure that the well is located within the subdivision boundaries; completion of the well infrastructure, the workbook and all related documentation including testing and satisfactory results. After all of the aforementioned information is submitted, reviewed, and approved by Washington State DOH, final issuance of the well ID number completes the requirement.

Washington State Department of Health
1500 W. 4th, Suite 305
Spokane, WA 99204
(509) 456-2453
ATTN: Tom Justus, Regional Engineer

4. INDIVIDUAL WELLS – the submittal of well logs or a hydrogeological report with documentation/evidence to support the claim regarding adequate availability of groundwater for the proposed number of potable water wells. This report shall be submitted by a Professional Engineer who practices in the field of hydrology or by a licensed Hydrogeologist.

All applicants for subdivision (short and long plats) utilizing wells shall have a note placed on the face of the final mylars that states:

"Kittitas County relies on its record that a supply of potable water exists. The approval of this division of land includes no guarantee or assurance that there is a legal right to withdraw groundwater within the land division."

Once we have received and reviewed complete information, we will notify Community Development Services through our Environmental Health Checklist that you have satisfactorily addressed health department requirements.

Sincerely,



Cathy Bambrick
Kittitas County Environmental Health Manager

cc: Community Development Services
Derk Lester



KITTITAS COUNTY FIRE DISTRICT 2
2020 Vantage Hwy
Ellensburg WA 98926
933-7232 (office) ☎ 933-7240 (fax)
kcfire2@elltel.net

RECEIVED
APR 24 2007
KITTITAS COUNTY
CDS

April 19, 2007

Mike Elkins, Planner
Kittitas County Community Development Services
411 N Ruby St
Ellensburg, WA 98926

Mike:

I have reviewed the Application for the Lester Rezone (SP-07-44). I provide review of proposed development and construction for Kittitas County Fire District 2. The Fire District has no code enforcement authority so my input is, for the most part, informational only.

The following is a list of the fire code issues that may need to be addressed:

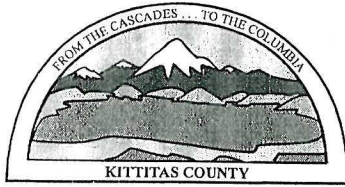
1. Addressing will need to be clearly visible from both directions of travel.
2. Access and turnarounds must comply with Appendix D of the 2003 International Fire Code.

Thank you for your time and consideration in these matters.

Respectfully,

A handwritten signature in black ink, appearing to read "Rich Elliott".

Rich Elliott – Deputy Fire Chief
Kittitas County Fire District 2



KITTITAS COUNTY
DEPARTMENT OF PUBLIC WORKS

RECEIVED

MAY 08 2007

Kittitas County
CDS

MEMORANDUM

TO: Dan Elkins, Community Development Services
FROM: Christina Wollman, Planner II *cw*
DATE: April 23, 2007
SUBJECT: Lester Short Plat

Our department has reviewed the Plat application and has the following comments:

- "Preliminary Approval" has been granted, based on the information provided.
- "Conditional Preliminary Approval"** has been granted, based on the information provided; see below for conditions of preliminary approval.
- "Additional Information Requested". Prior to continuing the approval process for the submitted development, additional information is requested for analysis.

The following shall be conditions of preliminary approval:

1. Legal Description: The Auditor's File Number listed on the plat appears to be incorrect. The AFN# on the title report is 199807300027.
2. Private Road Certification: Private roads serving any of the lots within this development shall be inspected and certified by a licensed professional engineer for conformance with current Kittitas County Road Standards, 9/6/05 edition. Kittitas County Public Works shall require this road certification to be completed prior to the issuance of a building permit for any of the structures within the proposed plat.
3. Private Road: The AFN# for Circle Ross Road appears to be incorrect and shall be corrected. The correct number appears to be AFN# 199807300027.

Circle Ross Road shall meet or exceed the minimum conditions for a Low-Density Private Road from the intersection at Schnebly Road north to the entrance of the lots. See Kittitas County Road Standards, 9/6/05 edition. These conditions are as follows:

- a. Access easements shall be a minimum of 60'. The roadway width shall be 20', with 1' shoulders = 22' total width.

Page 1 of 4

- b. All easements shall provide for AASHTO radius at the intersection with Schnebly Road.
 - c. Minimum centerline radius will be 60'.
 - d. Surface requirement 6" gravel surface.
 - e. Maximum grade is 12%.
 - f. Stopping site distance, reference AASHTO.
 - g. Entering site distance, reference AASHTO.
 - h. Maintenance of driveway approaches shall be the responsibility of the owner whose property they serve. The County will not maintain accesses.
 - i. Any further subdivision or lots to be served by Circle Ross Road may result in further access requirements.
 - j. All roads located within this development or roads that provide access to this development shall be constructed to current county road standards unless any other maintenance agreements, forest service road easements or state easements require higher road standards. The higher of the road standards shall apply.
 - k. A paved apron shall be at the intersection of Circle Ross Road and Schnebly Road.
4. Cul-de-Sac: Permanent deadend streets shall have a turn-around having an outside right-of-way easement diameter of at least 110' (55' radius) at the closed end. See Kittitas County Road Standards, 9/6/05 edition.
- a. Cul-de-sac design, reference AASHTO.
 - b. Contact Fire Marshall regarding any additional cul-de-sac requirements.
5. Plat Approvals: All plats must show the acceptance signature of the County Engineer. The acceptance block shall be as follows (per KCC 16.24.170):
- EXAMINED AND APPROVED
- This day of _____, A.D., 20__.
- _____
- Kittitas County Engineer
6. Plat Notes: Plat note C. shall be removed.
7. Private Road Maintenance Agreement: The applicant shall meet all applicable conditions of any pre-established or required Private Road Maintenance Agreements.

8. Lot Closure: It is the responsibility of the Professional Licensed Surveyor (PLS) to ensure the lot closures are correct and accurate.
9. Mailbox Placement: The U.S. Postal Service requires that private roads with 6 or more residences install USPS approved Cluster Box Units (CBUs) at a safe location at the mouth of the private road. Contact your local Post Office for location and additional design requirements before beginning construction.
10. Addressing: Contact the Kittitas County Rural Addressing Coordinator at (509) 962-7523 to obtain addresses prior to obtaining a building permit. A parcel cannot receive a building permit or utilities until such parcel is identified with a 911 address.
11. Fire Protection: Contact the Kittitas County Fire Marshall regarding any additional access requirements for emergency response.

Current Kittitas County Road Standards, as adopted 9/6/05.

Chapter 12 – PRIVATE ROADS

12.12.010 General

Private roads shall meet the following conditions:

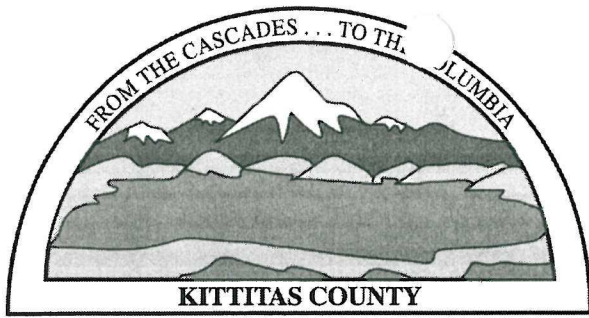
1. Private roads shall meet the minimum access requirements of the International Fire Code as adopted by the County, and
2. Shall be designed and constructed in conformance with AASHTO Guidelines for Geometric Design of Very Low-Volume Local Roads (ADT < 400) 2001, as now exists or hereafter amended, and
3. Shall be inspected and certified by a licensed professional engineer for conformance with the above referenced standards. In the alternative, an applicant may request the private roadway to be inspected and subject to the approval of the Public Works Director. If certification by the public Works Director/County Engineer is desired, submission of road plans and necessary testing documentation that confirms compliance with Kittitas County Road Standards is required, and services will be performed on a reimbursable basis, and
4. Permanently established by an easement recorded with the Kittitas County Auditor or Right-of-way, providing legal access to each affected lot, dwelling unit, or business, and
5. Will not result in land locking of existing or proposed parcels, and
6. Maintained by the developer or legally responsible owner or homeowners' association or other legal entity made up of all benefited property owners, under the provisions of an acceptable and recorded "Private Road Maintenance Agreement", and
7. Clearly described on the face of the plat, short plat, or other development authorization and clearly signed at street location as a private street or road, for the

maintenance of which Kittitas County is not responsible and a disclosure statement of the same is filed with the County Auditor, and

8. The following note shall be placed on the face of the plat, short plat, or other development authorization:

"Kittitas County will not accept private roads for maintenance as public streets or roads until such streets or roads are brought into conformance with current County Road Standards. This requirement will include the hard surface paving of any street or road surfaced originally with gravel."

Please let me know if you have any questions or need further information.



PUBLIC HEALTH DEPARTMENT

www.co.kittitas.wa.us/health/

Administration

Community Health Services
Health Promotion Services
507 N. Nanum Street, Ste 102
Ellensburg, WA 98926

Environmental Health
411 North Ruby Street, Ste 3
Ellensburg, WA 98926
Phone (509) 962-7698
Fax (509) 962-7052

RECEIVED

MAY 04 2007

Kittitas County
CDS

May 4, 2007

Mike Elkins, Staff Planner
Kittitas County Community Development Services
411 N. Ruby St., Suite 2
Ellensburg, WA. 98926

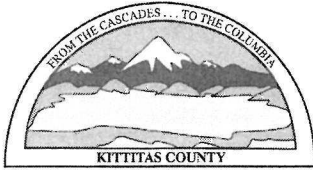
RE: Lester Short Plat (SP-07-44)

Dear Mr. Elkins,

I have reviewed the above mentioned notice of application and have no comments at this time.

Sincerely,

Holly Duncan
Environmental Health Specialist



KITITITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

CDS@CO.KITITITAS.WA.US

Office (509) 962-7506

Fax (509) 962-7682

NOTICE OF APPLICATION

To: Kittitas County Sheriff's Department
Kittitas Valley Fire & Rescue
Kittitas County Environmental Health
Kittitas County Solid Waste Programs
Kittitas County Public Works
Kittitas County Enforcement and Investigation
Ellensburg School District 401
Douglas Gray, GSE
Fairpoint Communications
Adjacent Property Owners
Applicant

From: Mike Elkins, Staff Planner

Date: April 11, 2007

Subject: **Lester Short Plat, File #SP-07-44**
Douglas Gray (GSE), authorized agent for Derk Lester, landowner, submitted an application for a 2 lot Short Plat pursuant to Kittitas County Code 16.32 on approximately 21.5 acres of land that is zoned AG-20, located approximately 5 miles north of the City of Kittitas, directly north of Schnebly Road at 650 Circle Ross Road, Ellensburg, WA, 98926, located in a portion of Section 12, T 18N. R 19E. W.M., in Kittitas County. Tax Parcel number 18-19-12000-0004.

Please find enclosed the Short Plat application for the above referenced project and a vicinity map. The submitted application and related filed documents may be examined by the public at the Kittitas County Community Development Services office at 411 N. Ruby, Suite 2, Ellensburg, WA., 98926. Phone (509)962-7506.

Please send comments regarding potential adverse environmental impacts and the application by April 26, 2007 @5:00pm to Kittitas County Community Development Services, 411 N. Ruby, Suite 2, Ellensburg, WA., 98926, attention Mike Elkins, Staff Planner.

Conditional preliminary approval may be granted based on timely comments received prior to April 26, 2007.

DARRYL PIERCY, DIRECTOR

ALLISON KIMBALL, ASSISTANT DIRECTOR

COMMUNITY PLANNING • BUILDING INSPECTION • PLAN REVIEW • ADMINISTRATION • PERMIT SERVICES • CODE ENFORCEMENT • FIRE INVESTIGATION

Critical Areas

Proposed SP-07-00044
Lester

ZONE C U

610

690.45

0 - 25% Slope

1344.17

000-0004
21.58
PARCELA
B23/P174

728.12

707.85



PEMC

1347.07

670.84

676.23

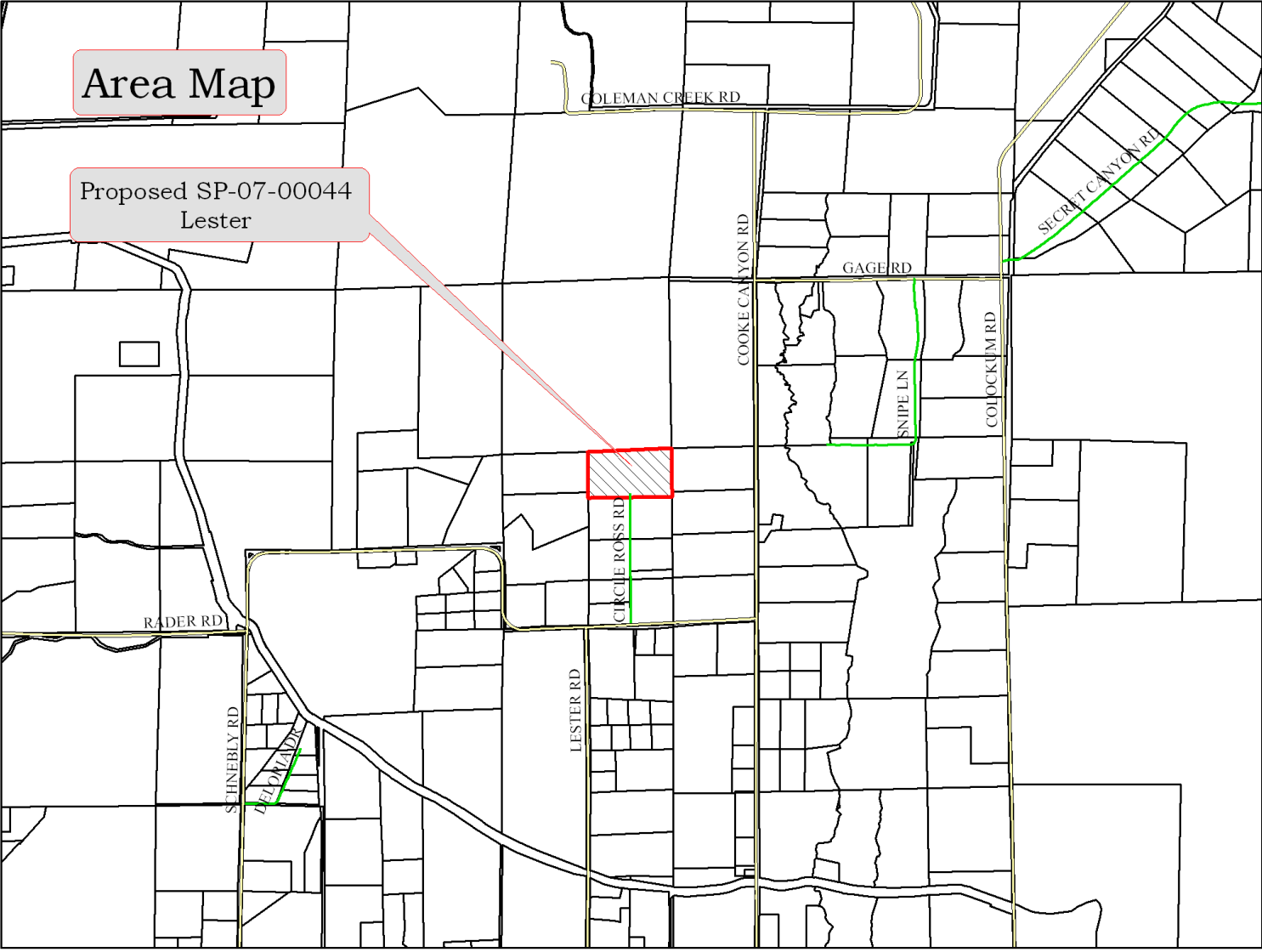
CIRCLE ROSS RD

674.90

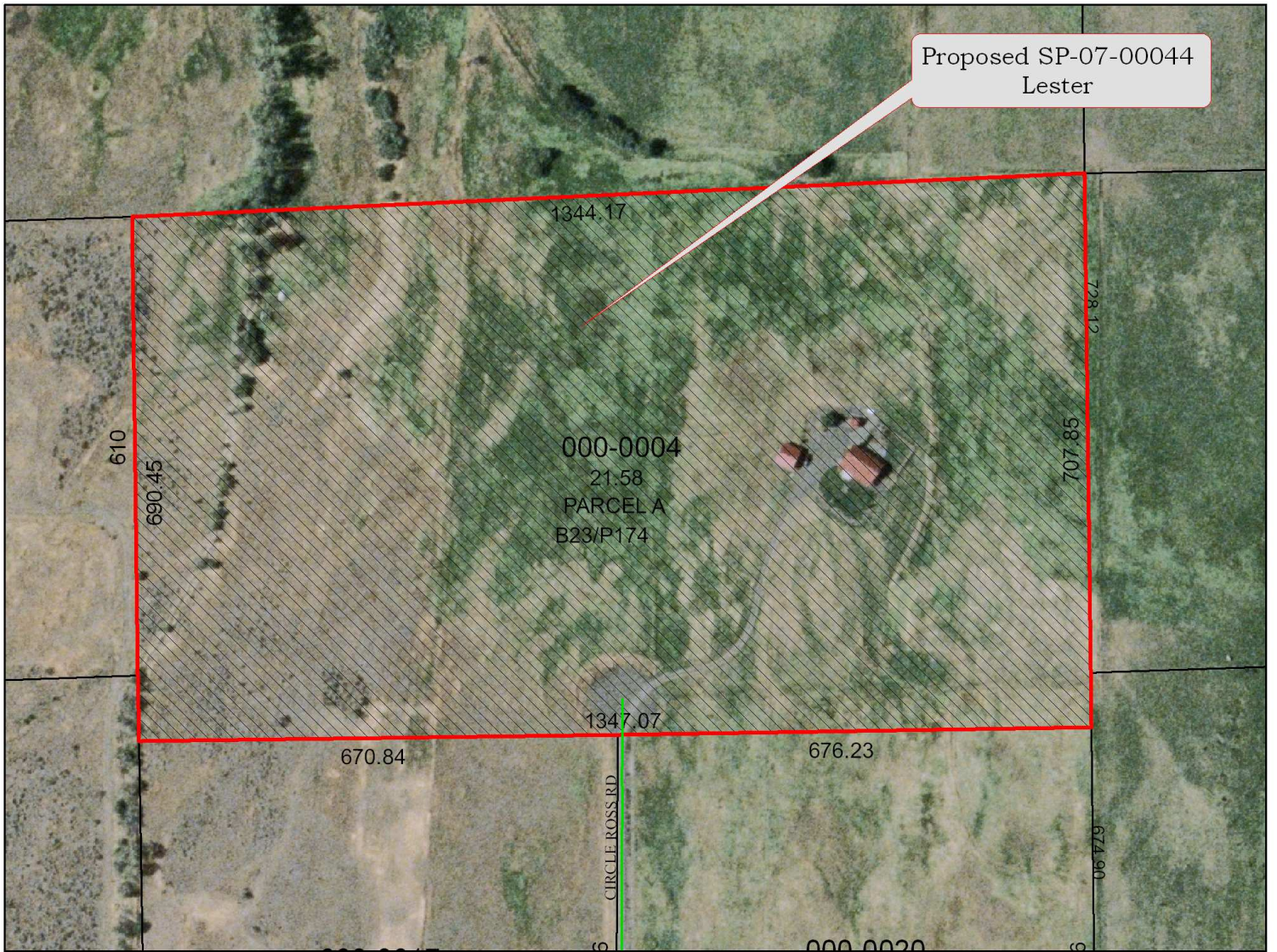
000-0020

Area Map

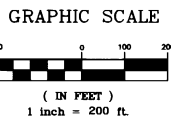
Proposed SP-07-00044
Lester



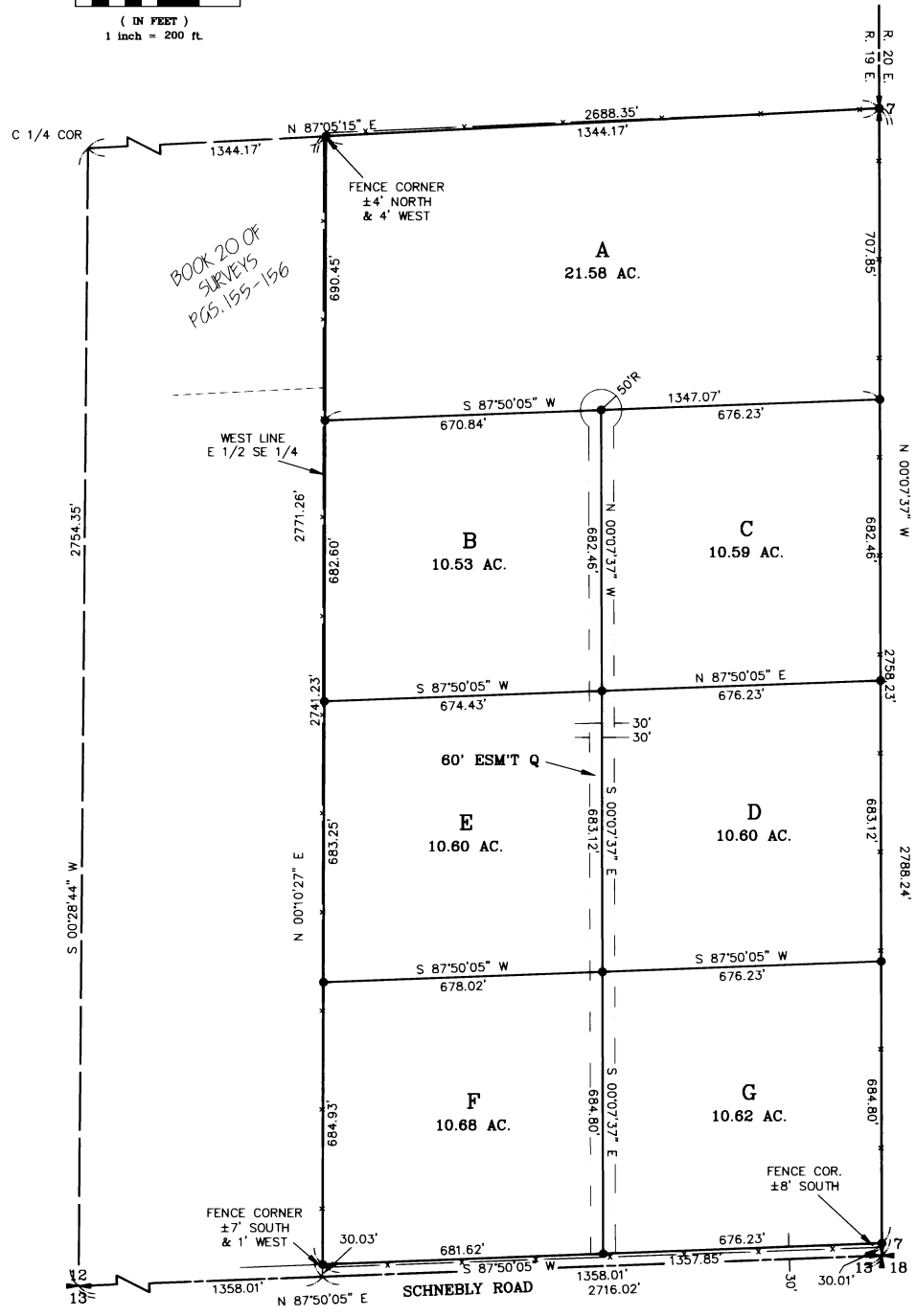
Proposed SP-07-00044
Lester



PART OF SEC. 12, T. 18 N., R. 19 E., W.M.
AND OF SEC. 7, T. 18 N., R. 20 E., W.M.



- LEGEND**
- SET PIN & CAP
 - FOUND PIN & CAP
 - x — FENCE

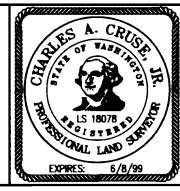


T18N R19E	T18N R20E
(12)	(7)
X	X
X	X

SHEET 1 OF 4

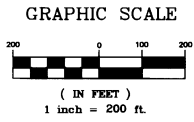
AUDITOR'S CERTIFICATE
 Filed for record this 30TH day of JULY, 1998, at 2:56 P.M., in Book 23 of Surveys at page(s) 174 at the request of Cruse & Nelson.
 BEVERLY M. ALLENBAUGH BY: *P. Hill, deputy*
 KITTITAS COUNTY AUDITOR

SURVEYOR'S CERTIFICATE
 This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Recording Act at the request of DON ROSS in JULY of 1998.
Charles A. Cruse, Jr.
 CHARLES A. CRUSE, JR.
 Professional Land Surveyor
 JULY 30, 1998
 DATE
 License No. 18078



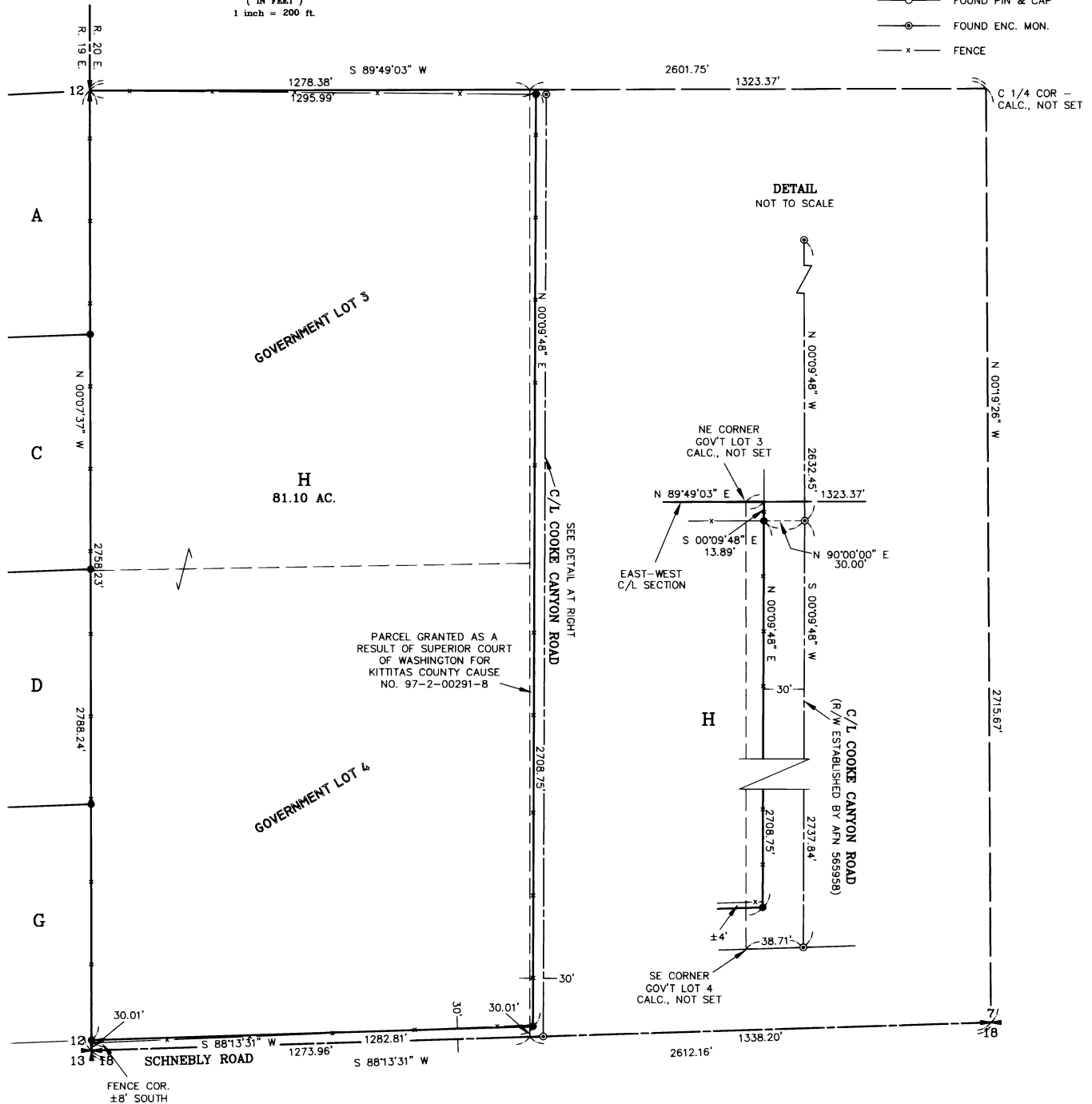
CRUSE & NELSON
 PROFESSIONAL LAND SURVEYORS
 217 East Fourth Street P.O. Box 959
 Ellensburg, WA 98926 (509) 925-4747
ROSS PROPERTY

PART OF SEC. 12, T. 18 N., R. 19 E., W.M.,
AND OF SEC. 7, T. 18 N., R. 20 E., W.M.



LEGEND

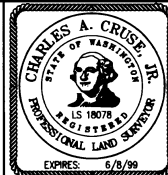
- SET PIN & CAP
- FOUND PIN & CAP
- ⊙ FOUND ENC. MON.
- x- FENCE



SHEET 2 OF 4

AUDITOR'S CERTIFICATE
Filed for record this 30TH day of JULY,
1998, at 2:58 P.M., in Book 23 of Surveys
at page(s) 175 at the request of Cruse & Nelson.
BEVERLY M. ALLENBAUGH BY: *Police, deputy*
KITITITAS COUNTY AUDITOR

SURVEYOR'S CERTIFICATE
This map correctly represents a survey made by me or
under my direction in conformance with the requirements
of the Survey Recording Act at the request of
DON ROSS in JULY of 1998.
Charles A. Cruse, Jr.
CHARLES A. CRUSE, JR.
Professional Land Surveyor
JULY 30, 1998
DATE
License No. 18078



CRUSE & NELSON
PROFESSIONAL LAND SURVEYORS
217 East Fourth Street P.O. Box 959
Ellensburg, WA 98926 (509) 925-4747
ROSS PROPERTY

PART OF SEC. 12, T. 18 N., R. 19 E., W.M. AND OF SEC. 7, T. 18 N., R. 20 E., W.M.

LEGAL DESCRIPTIONS

ORIGINAL PARCELS - AFN 486301 & KITTITAS CO. SUPERIOR COURT CAUSE NO. 97-2-00291-8

PARCEL A

PARCEL A OF THAT CERTAIN SURVEY AS RECORDED JULY 30, 1998 IN BOOK 23 OF SURVEYS AT PAGES 174-177, UNDER AUDITOR'S FILE NO. 19980730-0027, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M., KITTITAS COUNTY, WASHINGTON.

PARCEL B

PARCEL B OF THAT CERTAIN SURVEY AS RECORDED JULY 30, 1998 IN BOOK 23 OF SURVEYS AT PAGES 174-177, UNDER AUDITOR'S FILE NO. 19980730-0027, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M., KITTITAS COUNTY, WASHINGTON.

PARCEL C

PARCEL C OF THAT CERTAIN SURVEY AS RECORDED JULY 30, 1998 IN BOOK 23 OF SURVEYS AT PAGES 174-177, UNDER AUDITOR'S FILE NO. 19980730-0027, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M., KITTITAS COUNTY, WASHINGTON.

PARCEL D

PARCEL D OF THAT CERTAIN SURVEY AS RECORDED JULY 30, 1998 IN BOOK 23 OF SURVEYS AT PAGES 174-177, UNDER AUDITOR'S FILE NO. 19980730-0027, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M., KITTITAS COUNTY, WASHINGTON.

PARCEL E

PARCEL E OF THAT CERTAIN SURVEY AS RECORDED JULY 30, 1998 IN BOOK 23 OF SURVEYS AT PAGES 174-177, UNDER AUDITOR'S FILE NO. 19980730-0027, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M., KITTITAS COUNTY, WASHINGTON.

PARCEL F

PARCEL F OF THAT CERTAIN SURVEY AS RECORDED JULY 30, 1998 IN BOOK 23 OF SURVEYS AT PAGES 174-177, UNDER AUDITOR'S FILE NO. 19980730-0027, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M., KITTITAS COUNTY, WASHINGTON.

PARCEL G

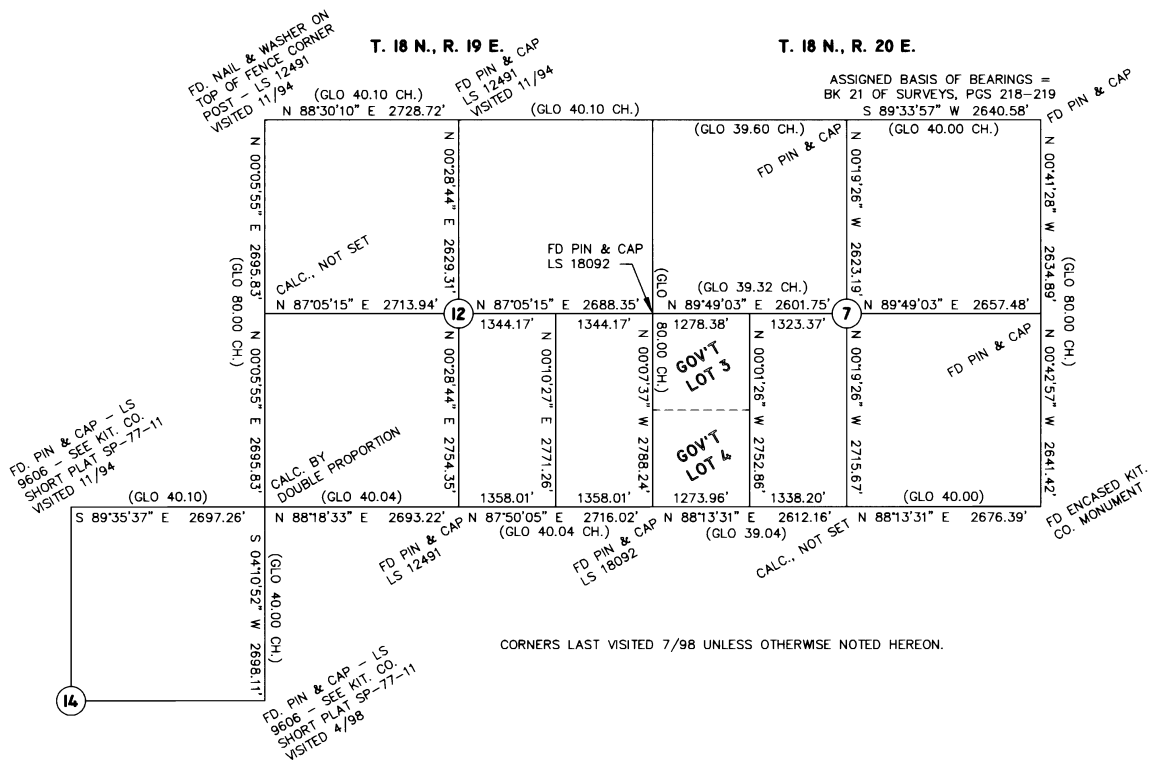
PARCEL G OF THAT CERTAIN SURVEY AS RECORDED JULY 30, 1998 IN BOOK 23 OF SURVEYS AT PAGES 174-177, UNDER AUDITOR'S FILE NO. 19980730-0027, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M., KITTITAS COUNTY, WASHINGTON.

PARCEL H

PARCEL H OF THAT CERTAIN SURVEY AS RECORDED JULY 30, 1998 IN BOOK 23 OF SURVEYS AT PAGES 174-177, UNDER AUDITOR'S FILE NO. 19980730-0027, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 18 NORTH, RANGE 20 EAST, W.M., KITTITAS COUNTY, WASHINGTON.

EASEMENT Q

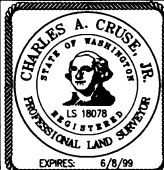
EASEMENT Q AS DELINEATED ON THAT CERTAIN SURVEY AS RECORDED JULY 30, 1998 IN BOOK 23 OF SURVEYS AT PAGES 174-177, UNDER AUDITOR'S FILE NO. 19980730-0027, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING ACROSS A PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M., KITTITAS COUNTY, WASHINGTON; AFFECTING PARCELS A, B, C, D, E, F AND G OF SAID SURVEY.



SHEET 3 OF 4

AUDITOR'S CERTIFICATE
 Filed for record this 30TH day of JULY, 1998, at 2:50 P.M., in Book 23 of Surveys at page(s) 174 at the request of Cruse & Nelson.
 BEVERLY M. ALLENBAUGH BY: P. Rice, deputy
 KITTITAS COUNTY AUDITOR

SURVEYOR'S CERTIFICATE
 This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Recording Act at the request of DON ROSS in JULY of 1998.
Charles A. Cruse, Jr.
 CHARLES A. CRUSE, JR.
 Professional Land Surveyor
 JULY 30, 1998
 DATE
 License No. 18078



CRUSE & NELSON
 PROFESSIONAL LAND SURVEYORS
 217 East Fourth Street P.O. Box 959
 Ellensburg, WA 98926 (509) 925-4747
ROSS PROPERTY

PART OF SEC. 12, T. 18 N., R. 19 E., W.M.
AND OF SEC. 7, T. 18 N., R. 20 E., W.M.

NOTES:

1. SECTION CORNER DOCUMENTATION:

ORIGINAL SECTION AND QUARTER SECTION CORNERS WERE SET BY THE GLO IN THE 1860'S AS TYPICALLY "SET CHARRED STAKE AND POST IN MOUND OF EARTH WITH PITS FOR CORNER". ORIGINAL CORNERS HAVE BEEN OBLITERATED BY ROAD CONSTRUCTION, FARMING AND IMPROVEMENTS TO PRIVATE PROPERTIES. EVIDENCE FOUND IS AS FOLLOWS:

N 1/4 CORNER SECTION 14-18-19: FOUND A PIN AND CAP (LS9606- O'HARE) SET DURING THE SHORT PLAT RECORDED IN BK. A, PG. 19. THIS LOCATION MATCHES THE INFORMATION SHOWN ON THE KITTITAS RECLAMATION DISTRICT (KRD) R/W PLANS.

E 1/4 CORNER SECTION 14-18-19: FOUND A PIN AND CAP (LS9606 - O'HARE) SET DURING THE SHORT PLAT RECORDED IN BK. A, PG. 19. THIS LOCATION MATCHES THE INFORMATION SHOWN ON THE KRD R/W PLANS.

SW CORNER SECTION 12-18-19: CALC. BY DOUBLE PROPORTION AT RIGHT ANGLES TO THE CONNECTING LINES BETWEEN CONTROLLING MONUMENTS. DURING A R/W SURVEY FOR J. SCHNEELY ROAD, KITTITAS COUNTY DPW REESTABLISHED THIS CORNER WITH A PIPE SET BY DOUBLING THE DISTANCE BETWEEN THE FENCE CORNERS AT LOCATIONS L21 AND K21. THIS LOCATION DOES NOT FIT ADJACENT CORNERS OR LINES OF OCCUPATION. KRD R/W PLANS SHOW A LOCATION WHICH SEEMS TO BE SUBSTANTIALLY IN ERROR BASED ON CORNERS ADJACENT.

W 1/4 CORNER SECTION 12-18-19: NOT FOUND, CALCULATED BY SINGLE PROPORTION.

NW CORNER SECTION 12-18-19: FOUND A NAIL AND WASHER IN A FENCE CORNER POST SET DURING THE SURVEY RECORDED IN BK. 20, PGS. 5 & 6. THIS LOCATION FITS LINES OF OCCUPATION AND TITLE.

N 1/4 SECTION 12-18-19: FOUND A PIN AND CAP (LS12491) SET DURING THE ABOVE REFERENCED SURVEY AT A NORTH-SOUTH-EAST FENCE INTERSECTION. THIS APPEARS TO FIT LINES OF OCCUPATION AND TITLE. A NEWER FENCE INTERSECTION (NORTH-SOUTH-WEST) IS APPROXIMATELY 35' SOUTH.

S 1/4 SECTION 12-18-19: FOUND A PIN AND CAP (LS 12491) AT THE PROJECTED INTERSECTION OF THE COUNTY ROAD CENTERLINES WITH PROJECTED FENCELINES. THIS LOCATION FITS ROAD R/W DOCUMENTS AS WELL AS LINES OF OCCUPATION AND TITLE. THIS MONUMENT WAS APPARENTLY SET DURING THE ABOVE REFERENCED SURVEY.

E 1/4 SECTION 12-18-19: FOUND A PIN AND CAP AT A EAST-WEST-NORTH FENCE INTERSECTION. THIS LOCATION FITS LINES OF OCCUPATION AND TITLE.

SE SECTION 12-18-19: FOUND A PIN AND CAP AT THE CENTER OF AN EAST-WEST COUNTY ROAD AT THE PROJECTED INTERSECTION OF FENCES NORTH AND SOUTH. THIS PIN WAS USED BY KITTITAS COUNTY TO DESCRIBE AND PREPARE ROAD R/W DOCUMENTS. FROM THIS PIN, A PIPE OF UNKNOWN ORIGIN WAS FOUND 3.7' NORTHWESTERLY.

S 1/4 SECTION 7-18-20: NOT FOUND, CALCULATED BY SINGLE PROPORTION.

SE CORNER SECTION 7-18-20: FOUND AN ENCASED MONUMENT (KITTITAS COUNTY SECTION CORNER), SET BY KITTITAS COUNTY DPW. THIS CORNER WAS USED TO DESCRIBE AND PREPARE ROAD R/W DOCUMENTS. THIS MONUMENT IS IN THE CENTER OF A NORTH-SOUTH COUNTY ROAD AT THE PROJECTED FENCELINE INTERSECTIONS EAST-WEST.

E 1/4 SECTION 7-18-20: FOUND A PIN AND CAP IN THE CENTERLINE OF THE NORTH-SOUTH COUNTY ROAD AT THE PROJECTED FENCELINE FROM THE EAST. THIS MATCHES INFORMATION IN THE COUNTY ROAD R/W DOCUMENTS AND LINES OF OCCUPATION AND TITLE.

NE CORNER SECTION 7-18-20: FOUND A PIN AND CAP IN THE CENTERLINE INTERSECTION OF A NORTH-SOUTH-WEST COUNTY ROAD INTERSECTION. THIS MATCHES COUNTY ROAD R/W DOCUMENTS. THIS LOCATION ALSO FITS THE PROJECTED FENCELINE TO THE EAST.

N 1/4 CORNER 7-18-20: FOUND A PIN AND CAP IN THE CENTERLINE OF THE EAST-WEST COUNTY ROAD AT THE PROJECTED FENCELINE TO THE NORTH. NO WIRE REMAINS ON THIS FENCELINE AND THE POSTS ARE MOSTLY DOWN, HOWEVER THE FENCELINE LOCATION CAN BE DETERMINED BY REMNANTS OF ROCK MOUNDS USED TO ANCHOR THE POSTS. THIS LOCATION MATCHES THE ROAD R/W DOCUMENTS AND LINES OF OCCUPATION AND TITLE.

2. THIS SURVEY WAS PERFORMED USING A TOPCON GTS-3C TOTAL STATION. THE CONTROLLING MONUMENTS AND PROPERTY CORNERS SHOWN WERE LOCATED, STAKED AND CHECKED FROM A CLOSED FIELD TRAVERSE IN EXCESS OF 1:10,000 LINEAR CLOSURE AFTER AZIMUTH ADJUSTMENT.

3. THIS SURVEY MAY NOT SHOW ALL EASEMENTS WHICH PERTAIN TO THIS PROPERTY.

4. THESE PARCELS ARE EXEMPT FROM THE KITTITAS COUNTY SUBDIVISION ORDINANCE UNDER CHAP. 16.04.020 (1) AND (5).

SHEET 4 OF 4

AUDITOR'S CERTIFICATE

Filed for record this 30TH day of JULY, 1998, at 2:50 P.M., in Book 23 of Surveys at page(s) 177 at the request of Cruse & Nelson.

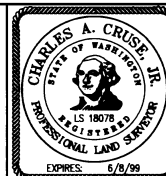
BEVERLY M. ALLENBAUGH BY: P. Hill, deputy
KITTITAS COUNTY AUDITOR

SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Recording Act at the request of DON ROSS in JULY of 1998.

Charles A. Cruse, Jr.
CHARLES A. CRUSE, JR.
Professional Land Surveyor

JULY 30, 1998
DATE
License No. 18078

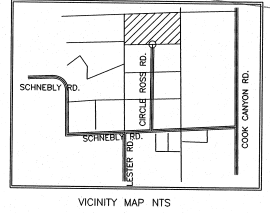
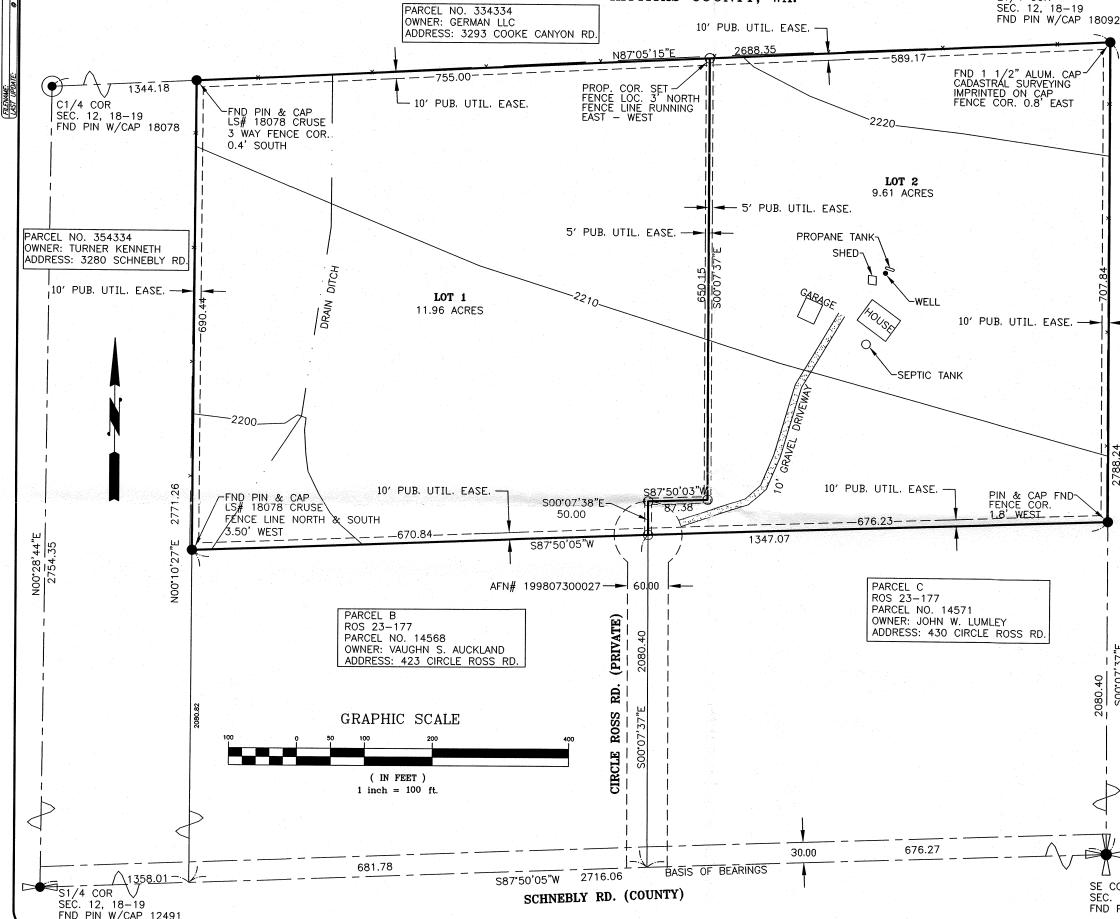


CRUSE & NELSON
PROFESSIONAL LAND SURVEYORS
217 East Fourth Street P.O. Box 959
Ellensburg, WA 98926 (509) 925-4747

ROSS PROPERTY

LESTER SHORT PLAT
PT. SEC. 12, T. 18N., R. 19E., W.M.
KITITAS COUNTY, WA.

RECEIVED
SP-07-44 MAY 24 2007
KITITAS COUNTY
CDS



KITITAS COUNTY PUBLIC WORKS
EXAMINED AND APPROVED This _____ day of _____, A.D., 20__

Kititas County Engineer
COUNTY PLANNING DIRECTOR
I hereby certify that the "LESTER" Short Plat has been examined by me and find that it conforms to the comprehensive plan of the Kititas County Planning Commission.
Dated this _____ day of _____, A.D., 20__

KITITAS COUNTY HEALTH DEPARTMENT
PARCEL NO. 445034
OWNER: ENG, CAROL L
ADDRESS: 2381 COOKE CANYON RD.

Preliminary inspection indicated soil conditions may allow use of septic tanks as a temporary means of sewage disposal for some, but not necessarily all building sites within this short plat. Prospective purchasers of lots are urged to make inquiries at the County Health Department about issuance of septic tank permits for lots.
Dated this _____ day of _____, A.D., 20__

Kititas County Health Officer

CERTIFICATE OF COUNTY TREASURER
I hereby certify that the taxes and assessments are paid for the preceding years and for this year in which the plat is now to be filed.
Dated this _____ day of _____, A.D., 20__

Kititas County Treasurer

LEGAL DESCRIPTION
I hereby certify that of that certain Survey as recorded July 30, 1998, in Book 23 of Surveys, Pages 174 through 177, under Auditor's File No. 199807300027, records of Kititas County, Washington; being a portion of the East Half of the Southeast Quarter of Section 12, Township 18 North, Range 19 East, W.M., in the County of Kititas, State of Washington.

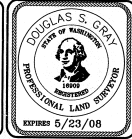
EQUIPMENT AND PROCEDURES USED:

- 5 SEC. EDM TOTAL STATION
- FIELD TRAVERSE
- MONS VISITED DATE OF SURVEY

DATE	REVISIONS

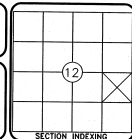
AUDITOR'S CERTIFICATE
FILED FOR RECORD THIS _____ DAY OF _____, 20__
AT _____ M. UNDER AUDITOR'S FILE NUMBER _____
RECORDS OF KITITAS COUNTY, WASHINGTON AT THE REQUEST OF _____
COUNTY AUDITOR _____ BY DEPUTY _____

SURVEYOR'S CERTIFICATE
THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF DERK LESTER IN NOVEMBER 2006.
DATE 6-07
DOUGLAS S. GRAY



• CORNER FOUND AS NOTED
○ 1/2 REBAR W/CAP #16909 SET
X NAIL WITH WASHER SET

GSE
Gray Surveying & Engineering, Inc.
P.O. Box 510 • 2706 River Road
Yakima, WA 98902 • (509) 575-6434



NAME: **DERK LESTER**
650 CIRCLE ROSS RD. ELLENSBURG, WA. 98926
LOCATION: PT NE1/4 SE1/4 SEC. 12, T. 18N., R. 19E., W.M.
DRAWING TYPE: SHORT PLAT
DRAWN BY: M.M. SCALE: 1" = 100'
CHECKED BY: D.S.G. DATE: 11-01-06
PROJECT NO. 06208 SHEET 1 OF 2
PARCEL NO. 18-19-12000-0004

**LESTER SHORT PLAT
PT. SEC. 12, T. 18N., R. 19E., W.M.
KITITAS COUNTY, WA.**

RECEIVING NO.



OWNER

Derk Lester
650 Circle Ross Rd.
Ellensburg, WA. 98926
Water Source: Individual Wells
Sewer Source: Septic/Drain Field
Drainage Improvements - None
Existing Parcel No. 18-19-12000-0004
Existing Parcel Area: 21.57 acres
Zone: Aq-20

OWNERS DEDICATION

Know all men by these presents that DERK E. LESTER, as his separate estate, is the owner of the land hereon described; has with his free consent and in accordance with his desires caused the same to be surveyed and short plotted as shown hereon; does hereby dedicate these roads and/or rights of way shown as public dedications hereon to the use of the public; does hereby waive on behalf of himself and his successors in interest all claims for damages against Kittitas County and any other governmental authority which may be occasioned to the adjacent land by the established construction, drainage, and maintenance of said dedicated roads and/or rights of ways; and does hereby grant and reserve the easements as shown hereon for the uses indicated.

DERK E. LESTER

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF YAKIMA) ss

Before me this _____ day of _____, 2007, personally appeared DERK E. LESTER, as his separate estate to me known to be the persons described in and who executed the foregoing instrument and acknowledged to me that they signed the same as their free and voluntary act for the purposes and uses therein mentioned. In witness whereof I have hereunto set my hand and affixed my official seal.

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
Residing in _____
My Commission Expires _____

LEGAL DESCRIPTION

Parcel "A" of that certain Survey as recorded July 30, 1998, in Book 23 of Surveys, Pages 174 through 177, under Auditor's File No. 199807300027, records of Kittitas County, Washington; being a portion of the East Half of the Southeast Quarter of Section 12, Township 18 North, Range 19 East, W.M., in the County of Kittitas, State of Washington.

NOTES

- a. Per RCW 17.10.140 landowners are responsible for controlling and preventing the spread of noxious weeds. Accordingly, the Kittitas County Weed Board recommends immediate reseeding of areas disturbed by development to preclude the proliferation of noxious weeds.
 - b. Maintenance of the access is the responsibility of the property owners who benefit from its use.
 - d. The subject property is with in or near existing agriculture or other natural resources areas on which a variety of activities may occur that are not compatible with residential development for certain periods of varying duration. Agriculture or other natural resources activities performed in accordance with county, state and federal laws are not subject to legal actions as public nuisances. Kittitas County has adopted right to farm provisions contained in section 17.74 of the Kittitas County code.
 - e. Kittitas County relies on its record that a supply of potable water exists. The approval of this division of land includes no guarantee or assurance that there is a legal right to withdraw groundwater within the land division.
 - f. Entire private road shall achieve 95% compaction and shall be inspected and certified by a licensed engineer in the State of Washington specifying that the road meets current Kittitas County Road Standards prior to the issuance of building permit for this Plat.
 - g. Kittitas County will not accept private roads for maintenance as public streets or roads until such streets or roads are brought into conformance with current County Road Standards. This requirement will include the hard surface paving of any street or road surfaced originally with gravel.
 - h. An approved access permit will be required from the Department of Public Works prior to creating any new driveway access or performing work within the county road right of way.
 - i. Any further subdivision or lots to be served by proposed access may result in further access requirements. See Kittitas County Road Standards.
 - j. A public utility easement 10 feet in width is reserved along all lot lines. The 10 foot easement shall abut the exterior plat boundary and shall be divided 5 feet on each side of interior lot lines. Said easement shall also be used for irrigation.
- Per Kittitas County Code 17.29.040, this short plat has exhausted the use of the one-time split provision allowed per Kittitas County Code. No further one time splits are allowed for the subject parcels and subsequent parcels created via this short plat.
 - All development must comply with International Fire Code.

EQUIPMENT AND PROCEDURES USED:

a: 5 SEC. EDM TOTAL STATION
b: FIELD TRAVERSE
c: MONS VISITED DATE OF SURVEY

DATE	REVISIONS

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS _____ DAY OF _____ 20____
AT _____ M. UNDER AUDITOR'S FILE NUMBER _____

RECORDS OF KITITAS COUNTY, WASHINGTON AT THE
REQUEST OF _____

COUNTY AUDITOR BY DEPUTY

SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF _____

DERK LESTER IN NOVEMBER 2006

DOUGLAS S. GRAY DATE 5-16-07



• CORNER FOUND AS NOTED
○ 1/2 REAR W/CAP #16909 SET
X NAIL WITH WASHER SET

GSE
Gray Surveying & Engineering, Inc.
P.O. Box 510 • 2706 River Road
Yakima, WA 98902 • (509) 575-6434



DERK LESTER

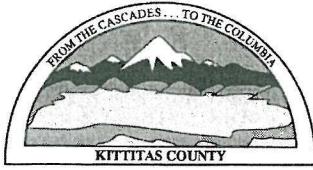
650 CIRCLE ROSS RD. ELLENSBURG, WA. 98926

LOCATION: PT NE1/4 SE1/4 SEC. 12, T. 18N., R. 19E., W.M.

TOWNSHIP TYPE: SHORT PLAT

DRAWN BY: M.M.	SCALE: 1" = 100'
CHECKED BY: D.S.G.	DATE: 11-01-06
PROJECT NO. 06208	SHEET 2 OF 2
PARCEL NO. 364334 (18-19-12000-0004)	

T:\06208\06208.dwg, 5/16/2007 1:35:16 AM



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

SHORT PLAT APPLICATION

(To divide lot into 2-4 lots)

KITTITAS COUNTY ENCOURAGES THE USE OF PRE-APPLICATION MEETINGS. PLEASE CALL THE DEPARTMENT IF YOU WOULD LIKE TO SET UP A MEETING TO DISCUSS YOUR PROJECT. INCOMPLETE APPLICATIONS WILL **NOT** BE ACCEPTED.

PLEASE TYPE OR PRINT CLEARLY IN INK. ATTACH ADDITIONAL SHEETS AS NECESSARY. THE FOLLOWING ITEMS MUST BE ATTACHED TO THIS APPLICATION PACKET:

REQUIRED ATTACHMENTS

- Five large copies of short plat with all preliminary drawing requirements complete (reference KCC Title 16 Subdivision Code for plat drawing requirements) and one small 8.5"x11"copy.
- Address list of all landowners within 300 feet of the site's tax parcel. If adjoining parcels are owned by the applicant, the 300 feet extends from the farthest parcel. If the parcel is within a subdivision with a Homeowners or Road Association, please include the address of the association.

OPTIONAL ATTACHMENTS

(Optional at preliminary submittal, but required at the time of final submittal)

- Certificate of Title (Title Report)
- Computer lot closures

FEES:

\$190 plus \$10 per lot for Public Works Department;
 \$376.88 plus \$75/hr. over 4 hrs. for Environmental Health Department;
 \$450 for Community Development Services Department
 (One check made payable to KCCDS)

FOR STAFF USE ONLY

I CERTIFY THAT I RECEIVED THIS APPLICATION AND IT IS COMPLETE.

SIGNATURE:

DATE:

RECEIPT #

X

4/3/07

050323

RECEIVED

APR 03 2007

**KITTITAS COUNTY
DATA STAMP
HERE
CDS**

NOTES:

DARRYL PIERCY, DIRECTOR

ALLISON KIMBALL, ASSISTANT DIRECTOR

COMMUNITY PLANNING • BUILDING INSPECTION • PLAN REVIEW • ADMINISTRATION • PERMIT SERVICES • CODE ENFORCEMENT • FIRE INVESTIGATION

1. Name, mailing address and day phone of land owner(s) of record:

Name: Denk Lester
Mailing Address: 650 Circle Ross Rd.
City/State/ZIP: Ellensburg, Wa. 98926
Day Time Phone: 509 201 0130
Email Address: _____

2. Name, mailing address and day phone of authorized agent (if different from land owner of record):

Agent Name: Douglas Gray (GSE)
Mailing Address: P.O. Box 510
City/State/ZIP: Yakima, Wa. 98907
Day Time Phone: 509 575 6434
Email Address: dgray@ggrayse.g5

3. Contact person for application (select one):

Owner of record Authorized agent

All verbal and written contact regarding this application will be made only with the contact person.

4. Street address of property:

Address: 650 Circle Ross Rd.
City/State/ZIP: Ellensburg, Wa. 98926

5. Legal description of property: See attached short plat or title Report.

6. Tax parcel number(s): 18-19-12000-0004 (364334)

7. Property size: 21.5 (acres)

8. Narrative project description: Please include the following information in your description: describe project size, location, water supply, sewage disposal and all qualitative features of the proposal; include every element of the proposal in the description (be specific, attach additional sheets as necessary):

Property to be subdivided into two lots 11.96 Ac. and 9.61 Ac. with an existing house on the smaller. Existing well and a proposed new well. Sewage will be individual septic.

9. Are Forest Service roads/easements involved with accessing your development?

Yes No (Circle) If yes, explain: No

10. What County maintained road(s) will the development be accessing from?

Shnebly Road

11. Application is hereby made for permit(s) 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.

Signature of Authorized Agent:

Date:

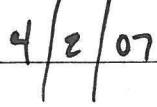
X _____

Signature of Land Owner of Record:

(Required for application submittal)

Date:

X  _____

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