



KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

CDS@CO.KITTTITAS.WA.US

Office (509) 962-7506

"Building Partnerships – Building Communities"

December 13, 2019

Patryk Kowalczyk
10601 N Pennsylvania
Oklahoma City, OK 73120

RE: Love's Travel Stop SEPA (SE-19-00014)

Dear Applicant,

Staff has completed a review of the comments received during the comment period for your SEPA checklist (SE-19-00014). Prior to issuance of a determination we will need the following item addressed.

The comment memo received from Kittitas County Public Works Department dated November 25, 2019 requests that "the applicant shall define the rationale for utilizing the Truck Trip Generation Study for the City of Fontana (2003) as the basis for the trip generation in the supplied traffic study." Please provide your reasoning/response to the Kittitas Planning Department for review.

Once the above item has been met to the satisfaction of the Public Works Department, staff will continue processing you SEPA application, and SEPA determination.

If you have any questions regarding this matter, I can be reached at (509) 962-7046, or by e-mail at lindsey.ozbolt@co.kittitas.wa.us. Please note that Chelsea Benner is no longer your contact as she has taken a new position outside of Kittitas County.

Sincerely,

Lindsey Ozbolt
Planning Official
Kittitas County Community Development Services
411 N Ruby St # 2, Ellensburg, WA 98926

Enclosed: Public Works comment memo, dated November 25, 2019

cc: *Nick Wheeler (SCJ Alliance), Agent*
Brandon Johnson (SCJ Alliance), Agent

via email
via email




KITTITAS COUNTY DEPARTMENT OF PUBLIC WORKS

TO: Ms. Chelsea Benner, Planner II

COPY: Ms. Candie Leader, Administrative Assistant
Mr. Zachery Peebles, ET 1

DATE: November 25, 2019

FROM: Mark R. Cook, Director 

RE: Love's Truck Stop, SE-19-00014

Public works has reviewed submitted materials for Love's Truck Stop in Easton, WA. Our SEPA comments appear below for your consideration.

1. The applicant shall define the rationale for utilizing the "Truck Trip Generation Study" from the City of Fontana (2003) as the basis for trip generation in the supplied traffic study. Once Public Works accepts the use of the cited reference, no mitigation for anticipated traffic impact is required.
2. An access permit is required for both access locations on Sparks Road.
3. The applicant will submit an address application for the proposed location.
4. Public Works will review the stormwater plan for the site once a plan (sealed by a professional civil engineer in the State of WA) is received for review.
5. A grading plan is required supporting site improvements.
6. Public Works notes that the SEPA checklist identifies that water will be provided through the Easton Water District. Public Works further understands that the applicant is working with the Easton Water District on a development agreement and an extension of service to the subject site. The Kittitas County Department of Public Health will perform an Adequate Water Supply Determination before a building permit is issued.