

## KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St., Suite 2, Ellensburg, WA 98926 CDS@CO.KITTITAS.WA.US Office (509) 962-7506

Signature

"Building Partnerships - Building Communities"

#### Affidavit of Mailing & Publication

PROPOSAL NAME: (SE-22-00065) Bowers Field Ph. 1

NOTIFICATION OF: Notice of Application

NOTIFICATION MAIL DATE: November 22, 2022

I certify that the following documentation:

• Notice of Application for SE-22-00065 Bowers Field Ph. 1 SEPA Application

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.

Chace Pedersen

Community Development Services - Planner I

County of Kittitas State of Washington

Subscribed and sworn to before me this 22<sup>nd</sup> day of November 2022

NE MIRE NO TARLES OF THE OF WASHINGTON

Stephanie Mifflin

Notary Public for the State of Washington residing in Ellensburg.

My appointment expires: 1-13-15

From: Megan Breckenridge
To: Chace Pedersen

Cc: Jeremiah Cromie; Kelly Bacon (CD)

Subject: Re: 307187 / Re: SE-22-00065 Bowers Field Ph. 1 - (Publishing) Notice of Application

**Date:** Monday, November 21, 2022 10:36:24 AM

**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, Chace!

Have a nice Thanksgiving!

# 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: Chace Pedersen <chace.pedersen@co.kittitas.wa.us>

Sent: Monday, November 21, 2022 10:30 AM

To: Megan Breckenridge <mbreckenridge@kvnews.com>

**Cc:** Jeremiah Cromie < jeremiah.cromie@co.kittitas.wa.us>; Kelly Bacon (CD)

<kelly.bacon.cd@co.kittitas.wa.us>

Subject: RE: 307187 / Re: SE-22-00065 Bowers Field Ph. 1 - (Publishing) Notice of Application

# CAUTION, this email originated from outside the organization.

Looks good. We give approval.

Thanks!,

## Chace Pedersen

Planner I

Kittitas County Community Development Services

411 N. Ruby Street, Ste 2 Ellensburg, WA 98926 Office: (509) 962-7637

chace.pedersen@co.kittitas.wa.us

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From: Megan Breckenridge <mbreckenridge@kvnews.com>

Sent: Monday, November 21, 2022 9:13 AM

**To:** Chace Pedersen < chace.pedersen@co.kittitas.wa.us>

**Cc:** Jeremiah Cromie < jeremiah.cromie@co.kittitas.wa.us>; Kelly Bacon (CD)

<kelly.bacon.cd@co.kittitas.wa.us>

**Subject:** Ad: 307187 / Re: SE-22-00065 Bowers Field Ph. 1 - (Publishing) Notice of Application

Importance: High

**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.

Good morning, Chace,

Welcome!

Please see attached for your legal proof scheduled to run in tomorrow's paper, November 22.

Please reply back with a final approval or any needed changes by our 10:30am deadline this morning.

Thank you and enjoy your week!

# 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:** Chace Pedersen < <u>chace.pedersen@co.kittitas.wa.us</u>>

Sent: Friday, November 18, 2022 4:27 PM

**To:** KVNews Legals < <a href="mailto:legals@kvnews.com">legals@kvnews.com</a>>; Megan Breckenridge < <a href="mailto:mbreckenridge@kvnews.com">mbreckenridge@kvnews.com</a>>

**Cc:** Jeremiah Cromie < <u>ieremiah.cromie@co.kittitas.wa.us</u>>; Kelly Bacon (CD)

<kelly.bacon.cd@co.kittitas.wa.us>

**Subject:** SE-22-00065 Bowers Field Ph. 1 - (Publishing) Notice of Application

# CAUTION, this email originated from outside the organization.

Good afternoon,

Please publish the attached legal as follows:

Daily Record: November 22, 2022

Let me know if there are any questions or concerns.

Thanks,

Chace Pedersen

Planner I Kittitas County Community Development Services 411 N. Ruby Street, Ste 2 Ellensburg, WA 98926 Office: (509) 962-7637

chace.pedersen@co.kittitas.wa.us

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message id: 38eb45916c6dcbdac24bb8719d004a14

# **ADVERTISING PROOF**



401 N Main St, Ellensburg,WA 98926 **Ph.** (509) 204-8250 **Fax:** (907) 452-5054

BILLING DATE:	ACCOUNT NO:
11/21/22	50096

DAN CARLSON KC COMMUNITY DEVELOPMENT SERVICES 411 N. RUBY ST, SUITE 2 ELLENSBURG, WA 98926

AD#	DESCRIPTION	START	STOP	TIMES	AMOUNT
307187	NOTICE OF APPLICATIO	11/22/22	11/22/22	2	\$139.25

### Payments:

Date Method Card Type Last 4 Digits Check Amount

 Discount:
 \$0.00
 Gross:\$139.25

 Surcharge:
 \$0.00
 Paid Amount:\$0.00

 Credits:
 \$0.00

Amount Due: \$139.25

#### **NOTICE OF APPLICATION**

**Project Name (File Number):** Bowers Field Ph. 1 (SE-22-00065)

Applicant: Airport Holdings, LLC

**Location:** Tax parcels 955321, 955322, 955323, 955324, 955325, 955326, 955327, and a portion of 961148. The project is located at the Kittitas County Airport (Bowers Field), approximately 0.44 miles east of the intersection of Airport Road and West Bowers Road, in Section 24, Township 18, Range 18 in Kittitas County.

**Proposal:** The applicant, Airport Holdings, LLC, is proposing to construct aircraft hangar facilities to house an FBO, aircraft repair shop, county airport maintenance facility, and other commercial aircraft storage and business needs. The project is to consist of two phases with two buildings in each phase. The subject project location is in Light Industrial zoning in the Airport Overlay Zone.

Materials Available for Review: The complete SEPA Checklist and application file may be viewed at Kittitas County Community Development Services, 411 N. Ruby St. Suite 2, Ellensburg, WA 98926. The file can also be viewed online at <a href="https://www.co.kittitas.wa.us/cds/land-use/default.aspx">https://www.co.kittitas.wa.us/cds/land-use/default.aspx</a> navigating to "Miscellaneous SEPA," then to the application number "SE-22-00065 Bowers Field Ph. 1."

Written Comments from the public may be submitted to the Kittitas County Community Development Services no later than Friday December 9, 2022 at 5:00 p.m., after which a SEPA threshold determination will be issued pursuant to 43.21C RCW (State Environmental Policy Act). A Determination of Non-Significance is expected to be issued using the Optional DNS Process under WAC 197-11-355. This may be the only opportunity to comment on the environmental impacts of this proposal. A copy of this subsequent threshold determination will be available to the public upon request.

**Designated Permit Coordinator (staff contact)** Chace Pedersen (509) 962-7637; email at <u>chace.</u> pedersen@co.kittitas.wa.us.

Notice of Application: Tuesday, November 22, 2022 Application Received: Tuesday, October 11, 2022

PUBLISH: Daily Record: November 22, 2022 / LEGAL #: 307187

From: **Chace Pedersen** 

<u>Kim Dawson; "long@kittcom.org"; "julie.kjorsvik@co.kittitas.wa.us"; Toni Berkshire; PublicHealth Inspectors;</u> To:

"lisa.lawrence@co.kittitas.wa.us", "patti.stacey@co.kittitas.wa.us", Kelee Hodges; Candie Leader; Codi Fortier,

"enviroreview@yakama.com"; "corrine\_camuso@yakama.com"; "jessica\_lally@yakama.com";

"noah oliver@yakama.com"; "casey barney@yakama.com"; "kozj@yakamafish-nsn.gov"; "matj@yakamafish-

nsn.gov", "barh@yakamafish-nsn.gov", "tebu461@ecy.wa.gov"; "lowh461@ECY.WA.GOV";

"FormerOrchards@ecy.wa.gov"; "wendy.neet@ecy.wa.gov"; "crosepa@ecy.wa.gov"; "lcar461@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@co.kittitas.wa.us"; "russell.mau@doh.wa.gov"; "rivers@dnr.wa.gov"; "brenda.young@dnr.wa.gov"; "luke.warthen@dnr.wa.gov"; "SEPACENTER@dnr.wa.gov";

"Garren.Andrews@dnr.wa.gov"; "MARTIN.MAUNEY@dnr.wa.gov"; "brooksideconsulting@gmail.com"; "tribune@nkctribune.com"; "terry@nkctribune.com"; "Megan Breckenridge"; "legals@kvnews.com";

"Deborah.j.knaub@usace.army.mil"; "Jenae.N.Churchill@usace.army.mil"; "Hendrix, Leah D"; "mark.a.gradwohl.civ@mail.mil"; "Kimberly.peacher@navy.mil"; "Robert.d.bright10.civ@army.mil"; Haley Mercer;

Christy Garcia; "steve@snoqualmietribe.us"; "dahp@snoqualmietribe.us"; "adam@snoqualmietribe.us";  $\label{lem:convergence} \begin{tabular}{ll} \tt "guv.moura@colvilletribes.com"; \tt "sam.rushing@colvilletribes.com"; \\ \tt "sam.rushing@colvilletribes.com"; \\ \end{tabular}$ "matt.boast@kittitaspud.com", "Dtsmith@BPA.gov", "Brian.ingalls@pse.com", "klarned@fs.fed.us", "Jacob.Prilucik@wsdot.wa.gov"; "SCPlanning@wsdot.wa.gov"; "AviationLandUse@wsdot.wa.gov"; "ken.graham@parks.wa.gov"; "sara@krdistrict.org"; "elliottr@kvfr.org"; "delvoj@kvfr.org"; "Angela Garrett-

Gordon"; "kim.snider@esd401.org"; "leslee.caul@esd401.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"; "jonesc@ci.ellensburg.wa.us"; "david.ohl@co.kittitas.wa.us";

"Ilon.Logan@faa.gov", Joe Dietzel

Jeremiah Cromie; Kelly Bacon (CD); "Joel Greear"; Aaron Greear; Jeff Greear

Subject: SE-22-00065 Bowers Field Ph. 1 - Notice of Application

Date: Tuesday, November 22, 2022 8:54:00 AM Attachments: SE-22-00065 Bowers Field Ph. 1 NOA Memo.pdf

SE-22-00065 Bowers FIeld Ph 1 FBO SEPA Environmental Checklist Rev2.pdf

#### Good morning,

CDS is requesting comments on the following SEPA application: **SE-22-00065 Bowers Field Ph. 1**. Links to the file materials can be found below. Kittitas County anticipates issuing a DNS for this project application and is using the optional SEPA process. This may be the only opportunity to comment on the ecological impacts of this project.

The comment period will end Friday, December 9, 2022 at 5pm. CDS will assume your agency does not wish to provide comment if not received by this date. Please contact me directly with any questions or issues accessing the materials.

Public Access: SE-22-00065 Bowers Field Ph. 1

Internal Access: <u>SE-22-00065 Bowers Field Ph. 1</u>

Thank you,

### Chace Pedersen

Kittitas County Community Development Services 411 N. Ruby Street, Ste 2 Ellensburg, WA 98926 Office: (509) 962-7637

chace.pedersen@co.kittitas.wa.us

Owner	Address2	City t2_State Zip
PATRY, KATHERINE E	2401 N LILAC WAY	ELLENSBURG, WA 98926-2322
PATRY, KATHERINE & ANDREW	3741 S FERGUSON RD	ELLENSBURG, WA 98926-9197
GRIMES, DANIEL C & CAROL C	1484 E CEDAR ST	POCATELLO, ID 83201-3129
NOLAN, PATRICK FRANCIS & KATERYNA	2819 N AIRPORT RD	ELLENSBURG, WA 98926-9336
MOORE, BRIAN	50 WILLOWBROOK LN	ELLENSBURG, WA 98926-9203
KERCH, DOUGLAS C ETUX	403 W 12TH	ELLENSBURG, WA 98926
KITTITAS CO (AIRPORT)	205 W 5TH AVE STE 105	ELLENSBURG, WA 98926-2891
CALLFAS, FRANK & VICTORIA	4058 SALTSPRING DR	FERNDALE, WA 98248-9538
PEDERSEN, LINDA A	5808A SUMMITVIEW AVE #338	YAKIMA, WA 98908
TRINITY FARMS LAND LLC	2451 NUMBER 81 RD	ELLENSBURG, WA 98926-8195
SCHMID, GARY L ETUX	360 DOUBLE CREEK LN	ELLENSBURG, WA 98926
P&P HOMES LLC	210 STRANDE RD	ELLENSBURG, WA 98926-6557
LATHROP DEVELOPMENT CO INC	1572 ROBINSON CANYON RD	ELLENSBURG, WA 98926-8022
FUNKE, KYLE & MACKENZIE	503 COUNTRY SIDE AVE	ELLENSBURG, WA 98926
WEST RIDGE HOME CONSTRUCTION LLC	3191 KILLMORE RD	ELLENSBURG, WA 98926-5571
KETCHUM, CARLA A	515 E CHASON AVE	ELLENSBURG, WA 98926
HAUSER, MICHAEL R ETUX	261 LENES RD	ELLENSBURG, WA 98926
RICKEY, MARK A ETUX	121 LENES RD	ELLENSBURG, WA 98926
STANDISH, DAVID	2905 N AIRPORT RD	ELLENSBURG, WA 98926-9337
WILLIAMS, TRAVIS &	4181 HUNGRY JUNCTION RD	ELLENSBURG, WA 98926
CLEVELAND, JEFFREY & KYOKO	241 BRICK MILL RD	ELLENSBURG, WA 98926-9206
ETHERTON, STEVEN W & DEBORAH L	3400 LOOK RD	ELLENSBURG, WA 98926-7303
SCHAAN, JOEL F & JOANN L	880 SADDLEROCK DR	ELLENSBURG, WA 98926
ABERLE, JAY L & BRENDA K	3000 LOOK RD	ELLENSBURG, WA 98926-7848
CITY OF ELLENSBURG	501 N ANDERSON ST	ELLENSBURG, WA 98926-3147
LONZO, LLOYD D	152 GOLD STAR LANE	ELLENSBURG, WA 98926-9384
KRUEGER, FREDERICK E	1100 S ROSEWOOD DR UNIT 211	ELLENSBURG, WA 98926-3886
LANPHERE, DUANE MICHAEL	2818 N CANAL ST	ELLENSBURG, WA 98926-6849
SON VIDA II LLC	PO BOX 1359	ELLENSBURG, WA 98926-1904
ENTWISTLE, JOHN ETUX	1718 COLBY AVE	EVERETT, WA 98201-2032
WANGSNESS, NORMAN W	593 TIPTON RD	ELLENSBURG, WA 98926-8821
WHITAKER, RYAN	191 STEPHANIE RD	ELLENSBURG, WA 98926
JOHNSON, PATTI J	170 WILLOWBROOK LN	ELLENSBURG, WA 98926-9173
SABIN, PAUL R & HELEN GENE	23595 BOULDER LANE	MATTAWA, WA 99349
SILVERSON, RONALD K	PO BOX 475	CLE ELUM, WA 98922
FINNIE, JAMES R & VALERIE A	61 GOLD STAR LANE	ELLENSBURG, WA 98926-9364
CHANES, TERESA & JOSEPH	34307 SE 270TH ST	RAVENSDALE, WA 98051-9432
GORDON, JASON & ALISHA	3 BRICK MILL RD	ELLENSBURG, WA 98926-5125
SEILSTAD, CHRISTOPHER S & REBECCA Y	1105 SADDLEROCK DR	ELLENSBURG, WA 98926-6585
STANDISH, NATHAN R	1100 SADDLEROCK DR	ELLENSBURG, WA 98926-6585
PECCIA, FRANK P & DIANA L	300 E CHINOOK RD	ELLENSBURG, WA 98926-8283
FALCON RIDGE INVESTMENTS LLC	2550 BORTON RD	YAKIMA, WA 98903-9766
NICOULIN, LYNDA ETVIR	3018 N PIONEER RD	ELLENSBURG, WA 98926-9493
JOHNSON, FRANKLIN R ETUX	511 CHASON AVE	ELLENSBURG, WA 98926
CAMPBELL, BENJAMIN	1728 109TH AVENUE CT E	EDGEWOOD, WA 98372-7204
ROE, LINDSAY & EVAN	14818 DUBUQUE RD	SNOHOMISH, WA 98290-9793
GLAHN, GUY	15049 W WOODRIDGE DR	SURPRISE, AZ 85374-8548
WILLIAMS, TRAVIS & KRISTINE	4181 HUNGRY JUNCTION RD	ELLENSBURG, WA 98926-8823
BADER, DIMITRI B & LENORA K	2602 JUDGE RONALD RD	ELLENSBURG, WA 98926-9393
STONEFIELD, BEAU & MORGAN	1516 58TH WAY SE	AUBURN, WA 98092-8603

ROOHANI, POOYA & PEZHMAN 210 STRANDE RD ELLENSBURG, WA 98926-6557 **HILMO TRUST** 214 E CHINOOK RD ELLENSBURG, WA 98926-8282 VENERA, JANE M 2811 N CANAL ST ELLENSBURG, WA 98926 JASMER, CRAIG & 5115 338TH ST E EATONVILLE, WA 98328 DISCLAIMER TRUST PURSUANT TO PO BOX 35 EASTON, WA 98925-0035 ODONNELL, KARIE A M 540 TIPTON RD ELLENSBURG, WA 98926 **RK RANCH PROPERTIES LLC** 1691 MIDVALE RD SUNNYSIDE, WA 98944 591 TIPTON RD ELLENSBURG, WA 98926 NESMITH, KRAIG SIMERA, FRANK & ARICKIAH 730 SADDLEROCK DR ELLENSBURG, WA 98926 PFEIFLE, ROD W JR 715 E COUNTRYSIDE AVE ELLENSBURG, WA 98926-6882 FORD, ROBERT A II ETUX ELLENSBURG, WA 98926-9356 1507 SANDERS RD CASEY, SCOTT ELLIOTT & MEGAN CHRISTINE ELLENSBURG, WA 98926-3106 110 W 6TH AVE PMB 135 OTTE, ROY K ELLENSBURG, WA 98926-9353 1213 SANDERS RD OTTE, FRANK K 1215 SANDERS RD ELLENSBURG, WA 98926 PULIDO, JORGE ETUX 701 COUNTRYSIDE AVE ELLENSBURG, WA 98926 TOWER, LES & JOANNE A 1001 SANDERS RD ELLENSBURG, WA 98926-9351 SANTIAGO, OBERON LOPEZ 20927 54TH AVE W LYNNWOOD, WA 98036-7604 SPRECHER, CHRISTOPHER D 2810 N CANAL ST ELLENSBURG, WA 98926-6849 CHEN, HENG E & PAO C 1814 N BLUEGRASS LN ELLENSBURG, WA 98926-2495 GARDEBACK, SARA & ANDREAS 4109 194TH PL NE SAMMAMISH, WA 98074-4658 WOODY, LESTER J 107 BRIDLEWOOD LN ELLENSBURG, WA 98926-9170 ABERLE, JAY & BRENDA 3000 LOOK RD ELLENSBURG, WA 98926-7648 HELLEWELL, TRAVIS L PO BOX 461 ELLENSBURG, WA 98926 FUQUA, BILL W 1521 N FERGUSON RD ELLENSBURG, WA 98926 FRASER, GAYLENE 301 LENES RD ELLENSBURG, WA 98926-9159 WOLF, ADAM & JESSICA 201 LENES RD ELLENSBURG, WA 98926-7870 ELLENSBURG, WA 98926-5125 MORSE, AMY NICOLE & MICHAEL VINCENT 5 BRICK MILL RD ANDERSON, GARY & MELISSA 101 BRIDLEWOOD LN ELLENSBURG, WA 98926-9170 RODARME, HEATH & JESSICA **PO BOX 728** CLE ELUM, WA 98922-0728 TOWNSEND, WALTER 340 N GAIL RD ELLENSBURG, WA 98926-9483 LAFRANCE, EDWARD 2813 N AIRPORT RD ELLENSBURG, WA 98926-9336 BALL, VERNON C & SHEILA R 141 GOLD STAR LN ELLENSBURG, WA 98926-9384 HANSBERRY, JEFF W ETUX 1270 LOOK RD ELLENSBURG, WA 98926 ELLENSBURG, WA 98926-6585 KOKJER, BENJAMIN J & TONIEKA L 1101 SADDLEROCK DR ELLENSBURG, WA 98926-6882 DROTTZ, JAMES FRED 705 E COUNTRY SIDE AVE ROSS, CHRISTAIN L & ANDRE D PO BOX 83 ELLENSBURG, WA 98926-1909 WISE, JO ANN G PO BOX 1194 ELLENSBURG, WA 98926 SALVADALENA REVOCABLE LIVING TRUST 703 LOOK RD ELLENSBURG, WA 98926 POTTS, SHANE C **791 LOOK RD** ELLENSBURG, WA 98926-7301 CLARK, JESSE & CARLY 302 W BOWERS RD ELLENSBURG, WA 98926-6598 THAYER, SCOTT 60 GOLD STAR LN ELLENSBURG, WA 98926-9364 MACISAAC, EUGENE F & HEATHER A 130 GOLD STAR LN ELLENSBURG. WA 98926-9384 FIFIELD, JON & TINA PO BOX 541 ELLENSBURG, WA 98926 FILIPPI, PRIMO R ETUX PO BOX 24 ELLENSBURG, WA 98926 RIDLON, CHARLES & KRISTI PO BOX 665 ELLENSBURG, WA 98926-1919 SCHAEFER, ROGER L & JENNIFER D 101 SPRING VALLEY LN ELLENSBURG, WA 98926-9144 JAMES K WEED & SHEILA WEED REV TRUST 100 SPRING VALLEY LN ELLENSBURG, WA 98926-9144 RICHMOND, JAMES M & GAIL A 430 N GAIL RD ELLENSBURG, WA 98926-9479 ROTH, TIMOTHY D ETUX 2813 N CANAL ST ELLENSBURG, WA 98926 PERSSON, MONIKA R 5835 MARSH LANDING DR WINTER HAVEN, FL 33881-7234 MARKWELL, BRANDON L ETUX 101 GOLD STAR LN ELLENSBURG, WA 98926

KEITH, TERESA M ETVIR
GRINDLE, SUSAN K
SULLIVAN, BRADLEY HALSTEAD
WEYAND, JOSEPH C & MARSHA L
ZIMMERMAN, SCOTT M & HILDA M
ANDERSON, MATTHEW DEE
VAN DE GRAAF, LORI

151 GOLD STAR LN
191 WHISKEY CREEK LN
51 SPRING VALLEY LN
50 SPRING VALLEY LN
1010 SADDLEROCK DR
650 SADDLEROCK DR
1650 BISHOP ROAD

ELLENSBURG, WA 98926-6884 ELLENSBURG, WA 98926-6884 ELLENSBURG, WA 98926-9147 ELLENSBURG, WA 98926-6558 ELLENSBURG, WA 98926-6558 ELLENSBURG, WA 98944-8444