



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"

PUBLIC FACILITIES PERMIT APPLICATION

(A written decision by Kittitas County Community Development Services authorizing a public facility use to locate at a specific location)

KITTITAS COUNTY ENCOURAGES THE USE OF PRE-APPLICATION MEETINGS. PLEASE CONTACT COMMUNITY DEVELOPMENT SERVICES TO SET UP A PRE-APPLICATION MEETING TO DISCUSS A PROPOSED PROJECT.

PLEASE TYPE OR PRINT CLEARLY IN INK. ATTACH ADDITIONAL SHEETS AS NECESSARY. PURSUANT TO KCC 15A.03.030, A COMPLETE APPLICATION IS DETERMINED WITHIN 28 DAYS OF RECEIPT OF THE APPLICATION SUBMITTAL PACKET AND FEE. THE FOLLOWING ITEMS MUST BE ATTACHED TO THE APPLICATION PACKET:

REQUIRED ATTACHMENTS

- ADDRESS LIST OF ALL LANDOWNERS WITHIN 500 FEET OF THE SUBJECT PARCEL(S). IF ADJOINING PARCELS ARE OWNED BY THE APPLICANT, THEN THE 500 FOOT AREA SHALL EXTEND FROM THE FARTHEST PARCEL. IF THE PARCEL IS WITHIN A SUBDIVISION WITH A HOMEOWNERS' OR ROAD ASSOCIATION, THEN PLEASE INCLUDE THE MAILING ADDRESS OF THE ASSOCIATION.
- SITE PLAN OF THE PROPERTY WITH ALL PROPOSED BUILDINGS, POINTS OF ACCESS, ROADS, PARKING AREAS, SEPTIC TANK, DRAINFIELD, DRAINFIELD REPLACEMENT AREA, AREAS TO BE CUT AND/OR FILLED, NATURAL FEATURES SUCH AS CONTOURS, STREAMS, GULLIES, CLIFFS, ETC.
- SEPA CHECKLIST REQUIRED

APPLICATION FEE:

\$820.00 (\$350 fee + \$470 SEPA) to Kittitas County Community Development Services (KCCDS)

FOR STAFF USE ONLY

APPLICATION RECEIVED BY:
(CDS STAFF SIGNATURE)

DATE:

11.13.09

RECEIPT #

6493

PAID

NOV 13 2009
KITTITAS CO.
CDS
DATE STAMP
HERE

NOTES:

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

Landowner(s) signature(s) required on application form.

Name: Snoqualmie Pass Fire & Rescue, King/Kittitas Co. Fire District 51
Mailing Address: pO Box 99
City/State/ZIP: Snoqualmie Pass, WA 98068
Day Time Phone: 425-434--6333
Email Address: www.snoqualmiepassfire.org

2. Name, mailing address and day phone of authorized agent, if different from landowner of record:

If an authorized agent is indicated, then the authorized agent's signature is required for application submittal.

Agent Name: Commissioner Chris Caviezel
Mailing Address: PO Bdx 27
City/State/ZIP: Snoqualmie Pass, WA 98068
Day Time Phone: 425-434--0899
Email Address: chris.caviezel@snoqualmiepassfire.org

3. Street address of property:

Address: AWAITING/FORTHCOMING
City/State/ZIP: SNOQUALMIE PASS, WA 98068

4. Legal description of property: SEE ATTACHED

5. Tax parcel number: AWAITING / FORTHCOMING

6. Property size: Approximately 1.97 (acres)

7. 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):

SEE ATTACHED

8. Will the granting of the proposed Public Facilities Permit (explain why not):

(1) Be detrimental to the public health, safety, and general welfare?

NO, IT WILL IMPROVE PUBLIC HEALTH, SAFETY AND GENERAL WELFARE, BECAUSE THE PROPOSED USE IS A FIRE AND RESCUE STATION.

(2) Be injurious to the property or improvements adjacent to, and in the vicinity of, the site upon which the proposed use is to be located?

NO, ADJACENT PROPERTIES WILL NOT BE ADVERSELY IMPACTED. THE FIRE STATION WILL GENERATE NOISE, BUT ADJACENT TO THE SITE IS I-90 WHICH GENERATES CONSTANT NOISE.

(3) Adversely affect the established character of the surrounding vicinity?

NO, 85% OF THE SITE IS BOUNDED BY A FREEWAY AND HIGHWAY. THE REMAINING 15% IS TWO VALANT RAVINES CONVEYING RUNOFF FROM THE HILLSIDE BETWEEN THE SKI RESORTS. A VERY SMALL PORTION OF

9. 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.

All correspondence and notices will be mailed to the Land Owner of Record and copies sent to the authorized agent.

Signature of Authorized Agent:
(REQUIRED if indicated on application)

Date:

X Chris Cezel

11/5/2009

Signature of Land Owner of Record
(Required for application submittal):

Date:

X Chris Cezel

11/5/2009

CONVEYANCE LEGAL DESCRIPTION

THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 22 NORTH, RANGE 11 EAST, W.M. DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 4;
THENCE SOUTH 89°12'33" EAST ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 4, A DISTANCE OF 4.34 FEET TO THE INTERSECTION WITH THE CENTERLINE OF STATE ROUTE 906 AS RECORDED UNDER KITTITAS COUNTY AUDITOR'S FILE NUMBER 199809280056 AND AS DEPICTED ON THE WASHINGTON STATE DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP "SR 90 DENNY CREEK ROAD TO HYAK", SHEET 3 OF 8, DATED JULY 23, 1953;
THENCE NORTH 06°40'18" EAST ALONG THE CENTERLINE OF SAID STATE ROUTE 906, A DISTANCE OF 290.53 FEET TO A PK NAIL WITH ALUMINUM TAG, SAID POINT BEING **THE POINT OF BEGINNING**;
THENCE CONTINUING ALONG SAID STATE ROUTE 906 CENTERLINE NORTH 06°40'18" EAST A DISTANCE OF 434.97 FEET TO A PK NAIL WITH ALUMINUM TAG;
THENCE LEAVING SAID CENTERLINE, SOUTH 83°19'42" EAST A DISTANCE OF 75.00 FEET TO A USFS ALUMINUM MONUMENT LOCATED AT THE EASTERLY MARGIN OF SAID STATE ROUTE 906;
THENCE CONTINUING SOUTH 83°19'42" EAST A DISTANCE OF 140.17 FEET TO A USFS ALUMINUM MONUMENT SET AT A POINT ON THE WESTERLY MARGIN OF STATE ROUTE 90, AS DEPICTED ON SAID RIGHT-OF-WAY MAP, OPPOSITE STATION Lw 60+87.49 AND 356.69 FEET DISTANT;
THENCE SOUTH 03°56'48" WEST ALONG SAID WESTERLY MARGIN, A DISTANCE OF 256.06 FEET TO A USFS ALUMINUM MONUMENT SET AT AN ANGLE POINT IN SAID MARGIN OPPOSITE STATION Lw 63+50 AND 320.00 FEET DISTANT;
THENCE SOUTH 39°07'42" WEST ALONG SAID WESTERLY MARGIN, A DISTANCE OF 70.00 FEET TO A USFS ALUMINUM MONUMENT SET AT A POINT ON SAID WESTERLY MARGIN OPPOSITE STATION Lw 64+12.24 AND 352.03 FEET DISTANT;
THENCE LEAVING SAID WESTERLY MARGIN, SOUTH 52°42'03" WEST, A DISTANCE OF 160.08 FEET TO A USFS ALUMINUM MONUMENT SET AT A POINT ON THE EASTERLY MARGIN OF SAID STATE ROUTE 906, SAID POINT BEARING SOUTH 83°19'42" EAST FROM THE POINT OF BEGINNING;
THENCE NORTH 83°19'42" WEST A DISTANCE OF 75.00 FEET TO **THE POINT OF BEGINNING**.

SUBJECT TO EASEMENT FOR SR 906 RIGHT-OF-WAY, REC. NO. 199809280056;

SITUATED IN THE COUNTY OF KITTITAS AND STATE OF WASHINGTON.

CONTAINING 1.97 ACRES.

Narrative Project Description

This project is for the establishment of a more efficient and modern fire & rescue station at Snoqualmie Pass. The existing fire station is located in an old WSDOT building that lacks adequate lighting, heating, ventilation, and direct access onto and from all routes of Interstate-90. The proposed fire station is located on a 1.97-acre site approximately 1 mile south of the existing station. The site is located between I-90 and SR-906, while conveniently located near both eastbound and westbound onramps and offramps, which are vital for quicker fire and rescue response times. The site will contain approx. 50 - 60 parking spaces. A landing zone for helicopters may be provided in the site's northeast corner to support emergency rescues for hiking / skiing accidents and quick shuttle times to Harborview Emergency Hospital in Seattle. The proposed fire station's first floor is 12,743 square feet, second floor is 7,068 square feet, and the fourth floor is a training / hose tower of 430 square feet. Two or three vehicular accesses are needed from SR-906. Water and sewer connections will be made into Snoqualmie Pass Utility District's (SPUD) existing water and sewer mains in SR-906. Stormwater will be treated and detained in an underground combined detention / wet vault. Stormwater will be released into the ravine south of the site. We wish to obtain permits in Spring 2010 so that construction can commence in May 2010, as Snoqualmie Pass allows a shorter construction window than other areas in Kittitas County.



CONCEPT ENGINEERING, INC.

455 Rainier Boulevard North
Issaquah, Washington 98027
(425) 392-8055 Fax: (425) 392-0108

November 12, 2009

Dan Valoff, Planner II
Kittitas County Community Development Services
411 North Ruby Street, Suite 2
Ellensburg, WA 98926

RE: PFP Application Cover Letter for the New Snoqualmie Pass Fire and Rescue Station Between I-90 and SR-906; CEI Job No. 29071

Dear Mr. Valoff,

Thank you for taking the time to meet with me on 10/28/2009 to discuss the new fire and rescue station project at Snoqualmie Pass. You indicated that the PFP (Public Facilities Permit) application could be submitted before the commercial building permit application is submitted. Our design team is not far enough in the design process to submit the building permit application, but we wish to 'get the ball rolling' with Kittitas County from a permitting standpoint.

During the upcoming fall, winter, and spring we will be pursuing various approvals and permits, so that construction can hopefully commence in May of 2010. Because this site is at elevation 3,000 feet and most of the site is buried in snow each November through April, this project has a small construction window. A roof must be installed on the building before the snow arrives in the fall of 2010.

Attached to this cover letter is the completed PFP application. Included with the application is a legal description, narrative project description, address list (within 500 feet of property), site plan, topographic/boundary survey, environmental (SEPA) checklist, and \$820 submittal fee check. Let me know if you need additional copies of any of these documents.

I understand that the Fire District has scheduled a second pre-application meeting for November 18, so I will see you then. In the meantime, if you have any questions, please call me at (425) 392-8055.

Sincerely,
CONCEPT ENGINEERING, INC.

Mark Rigos, P.E.

Cc: Eric Schaer; TCA Architecture and Planning, 6211 Roosevelt Way NE, Seattle, WA 98115
Chris Caviezel (Chairman) and Matt Cowan (Fire Chief), Snoqualmie Pass Fire & Rescue, 69802 SR-906, PO Box 99,
Snoqualmie Pass, WA 98068

Encl.: See above

MJR:mjr