



KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

CDS@CO.KITTITAS.WA.US

Office (509) 962-7506

"Building Partnerships – Building Communities"

Affidavit of Mailing & Publication

PROPOSAL NAME: (SP-25-00001) Graf

NOTIFICATION OF: Notice of Application

NOTIFICATION MAIL DATE: January 21, 2025

I certify that the following documentation:

- Notice of Application for Graf Preliminary Short Plat

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.

Signature

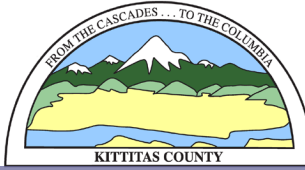
Bradley Gasawski
Planner I
County of Kittitas
State of Washington

Subscribed and sworn to before me this 21st day of January 2025



Steph Mifflin
Notary Public for the State of Washington residing
in Ellensburg.

My appointment expires: 12.23.25



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Office (509) 962-7506

"Building Partnerships – Building Communities"

NOTICE OF APPLICATION

Notice of Application: January 21, 2025
Application Received: January 1, 2025
Application Complete: January 16, 2025

Project Name (File Number): Graf Short Plat (SP-25-00001)

Applicant: John & Linda. Chris Cruse, Authorized Agent.

Location: One (1) tax parcels (# 841133), located approximately .1 miles south of the intersection of Bender Road & Hannah Rd, east of Ellensburg, WA, in Section 26, Township 18, Range 18, W.M.; Kittitas County parcel map number 18-18-26030-0009.

Proposal: The applicants are proposing a 2-lot short plat resulting in one (1) 41,403 square foot lot, (1) 40,000 square foot lot. The property is located within the Urban Growth Area and is zoned Urban Residential with Urban Land Use designation.

Materials Available for Review: The submitted application and related filed documents may be examined by the public on the Community Development Services (CDS) website at <https://www.co.kittitas.wa.us/cds/land-use/default.aspx> then navigate to "Short Plats – 2018 and Forward - Preliminary" & "SP-25-00001 Graf" or at the CDS offices at 411 N. Ruby St, Suite 2, Ellensburg, WA 98926 during normal business hours. Phone: (509) 962-7506

Written Comments on this proposal can be submitted to CDS any time prior to **5:00 p.m. on February 4, 2025**. Under Title 16.32, Short Subdivision Requirements are processed in an abbreviated administrative format, which does not involve a public hearing. All comments will be considered in the decision-making process, and any person has the right to comment on this application and receive notification of the Community Development Services administrative decision, once made. Appeals to an administrative land use decision may be filed within 10 working days with Kittitas County Community Development Services as outlined in Chapter 15A.07 of the Kittitas County Code. The current appeal fee is \$1670.

Designated Permit Coordinator: Bradley Gasawski: (509) 962-7539; email at bradley.gasawski@co.kittitas.wa.us

Bradley Gasawski

From: Bradley Gasawski
Sent: Tuesday, January 21, 2025 8:23 AM
To: Dan Young; Marvin Douvier (SH); Kim Dawson; adminstaff@kittcom.org; storch@kittcom.org; Julie Kjorsvik; Laura Kukes; Public Health Inspectors; Lisa Lawrence; Patti Stacey; Kelee Hodges; Candie Leader; Tate Mahre; Jackie Sharp; Samantha Cox; Josh Fredrickson; Rebecca Cruse (PW); Cameron Curtis; Jeremy Larson; Steph Mifflin; Haley Mercer; Christy Garcia; ken.edwards@kittitaspud.com; THastings@snopass.org; sepa@dahp.wa.gov; envioreview@yakama.com; corrine_camuso@yakama.com; jessica_lally@yakama.com; noah_oliver@yakama.com; casey_barney@yakama.com; kozj@yakamafish-nsn.gov; guy.moura@colvilletribes.com; sam.rushing@colvilletribes.com; connor.armi.hsy@colvilletribes.com; darnell.sam.adm@colvilletribes.com; john.sirois.adm@colvilletribes.com; milton.davis.adm@colvilletribes.com; steve@snoqualmietribe.us; dahp@snoqualmietribe.us; adam@snoqualmietribe.us; russell.mau@doh.wa.gov; tebu461@ecy.wa.gov; lowh461@ECY.WA.GOV; FormerOrchards@ecy.wa.gov; wendy.neet@ecy.wa.gov; rand461@ECY.WA.GOV; Scott.Downes@dfw.wa.gov; Jennifer.Nelson@dfw.wa.gov; Cassandra.Weekes@dfw.wa.gov; Emily.Grabowsky@dfw.wa.gov; Michael.Ritter@dfw.wa.gov; Michelle.Huppert@dfw.wa.gov; solarandwind@dfw.wa.gov; rivers@dnr.wa.gov; luke.warthen@dnr.wa.gov; SEPACENTER@dnr.wa.gov; MARTIN.MAUNEY@dnr.wa.gov; Amanda.Moody@dnr.wa.gov; lhendrix@usbr.gov; ken.graham@parks.wa.gov; John.Ernster@parks.wa.gov; rachel.mazzacavallo@parks.wa.gov; Real.Estate@parks.wa.gov; kimberly.larned@usda.gov; Deborah.j.knaub@usace.army.mil; Jenae.N.Churchill@usace.army.mil; Jacob.Prilucik@wsdot.wa.gov; SCPlanning@wsdot.wa.gov; AviationLandUse@wsdot.wa.gov; CMOlcese@bpa.gov; vlconnell@bpa.gov; dxrodgers@bpa.gov; rightofway@pse.com; Dylan.Marcus@pse.com; jorgenja@cwu.edu; nelmsk@cwu.edu; brooksideconsulting@gmail.com; tribune@nkctribune.com; terry@nkctribune.com; snutt@kvnews.com; legals@kvnews.com; Kimberly.peacher@navy.mil; Robert.d.bright10.civ@army.mil; mark.a.gradwohl.civ@mail.mil; Rich Elliott; cid@fairpoint.net; kim.snider@esd401.org; leslee.caul@esd401.org; angela.garrettgordon@esd401.org; carol.chrisman@esd401.org; traci.russell@esd401.org; yusid@ci.ellensburg.wa.us; pubworks@ci.ellensburg.wa.us; comdev@ci.ellensburg.wa.us; energyservices@ci.ellensburg.wa.us; jonesc@ci.ellensburg.wa.us; johnstonj@ci.ellensburg.wa.us
Cc: Jamey Ayling; Bradley Gasawski; Zach Torrance-Smith; Ellie Myers
Subject: SP-25-00001 Graf - Notice of Application

Good Morning,

CDS is requesting comment on the following short plat application: SP-25-00001 Graf. Links to the file materials can be found below. The comment period will end **February 4, 2025, at 5pm**. CDS will assume your agency does not wish to provide comment if not received by this date. Please let me know if you have any issues accessing the materials.

Internal Link: [SP-25-00001 Graf](#)

External Link: [SP-25-00001 Graf](#)

If the links above do not work, please go to the CDS website at:

<https://www.co.kittitas.wa.us/cds/land-use/default.aspx> and navigate to "Short Plats – 2018 and Forward - Preliminary" and then the project file number "SP-25-00001 Graf".

Best,

Bradley

Bradley Gasawski | Planner I

Kittitas County Community Development Services | 411 N. Ruby St; Suite 2 | Ellensburg, WA 98926

Office: 509.962.7539

Email: bradley.gasawski@co.kittitas.wa.us

If this is about a Public Records request, please go to <http://www.co.kittitas.wa.us/request/default.aspx> and fill out a request for public records through the GovQA portal.

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message id: 38eb45916c6dcdbdac24bb8719d004a14

State & Federal Agencies	WA State Department of Health	russell.mau@doh.wa.gov	
	Department of Ecology		(Add this and SPUD (below) only if in Snoqualmie Pass Area)
		tebu461@ecy.wa.gov lowh461@ECY.WA.GOV FormerOrchards@ecy.wa.gov wendy.neet@ecy.wa.gov	
	WA Dept. Fish and Wildlife	rand461@ECY.WA.GOV Scott.Downes@dfw.wa.gov Jennifer.Nelson@dfw.wa.gov Cassandra.Weekes@dfw.wa.gov	
	WDFW - Solar & Wind Projects	Emily.Grabowsky@dfw.wa.gov Michael.Ritter@dfw.wa.gov Michelle.Huppert@dfw.wa.gov solarandwind@dfw.wa.gov	
	WA Dept. of Natural Resources	rivers@dnr.wa.gov	
		luke.warthen@dnr.wa.gov SEPACENTER@dnr.wa.gov MARTIN.MAUNEY@dnr.wa.gov Amanda.Moody@dnr.wa.gov lhendrix@usbr.gov	
	Bureau of Reclamation 1917 Marsh Road Yakima, WA 98901		(mailed)
	Washington State Parks PO Box 42650 Olympia, WA 98504-2650	ken.graham@parks.wa.gov John.Ernster@parks.wa.gov rachel.mazzacavallo@parks.wa.gov Real.Estate@parks.wa.gov	(mailed)
	Bureau of Land Management 915 N. Walla Wall Wenatchee, WA 98801		(mailed)
			(mailed)
	Forest Service Army Corps of Engineers	kimberly.larned@usda.gov Deborah.i.knaub@usace.army.mil Jenae.N.Churchill@usace.army.mil Jacob.Prilucik@wsdot.wa.gov	
	Washington State DOT		

		SCPlanning@wsdot.wa.gov AviationLandUse@wsdot.wa.gov	
Additional Contacts	Bonneville Power Administration Puget Sound Energy James E Brooks Library Brookside Consulting - Allison Kimball Northern Kittitas County Tribune Daily Record Northwest Training Range Complex Yakima Training Center Kittitas Valley Healthcare Attn: CEO 603 S. Chestnut Street Ellensburg, WA 98926	CMOlcese@bpa.gov vlconnell@bpa.gov dxrogers@bpa.gov rightofway@pse.com Dylan.Marcus@pse.com jorgenja@cwu.edu nelmsk@cwu.edu brooksideconsulting@gmail.com tribune@nkctribune.com terry@nkctribune.com snutt@kvnews.com legals@kvnews.com Kimberly.peacher@navy.mil Robert.d.bright10.civ@army.mil mark.a.gradwohl.civ@mail.mil	(mailed)
Fire District (Paste from List)	Kittitas Valley Fire & Rescue (District 2) 2020 Vantage Highway Ellensburg, WA 98926 DNR (Southeast Region) 713 Bowers Road Ellensburg, WA 98926	elliotttr@kvfr.org	
Irrigation District Options	Cascade Irrigation District	cid@fairpoint.net	
School District (Paste from list)	Ellensburg School District 401	kim.snider@esd401.org leslee.caul@esd401.org angela.garrettgordon@esd401.org carol.chrisman@esd401.org traci.russell@esd401.org	

Neighboring City (if applicable)	City of Ellensburg yusid@ci.ellensburg.wa.us pubworks@ci.ellensburg.wa.us comdev@ci.ellensburg.wa.us energyservices@ci.ellensburg.wa.us jonesc@ci.ellensburg.wa.us johnstonj@ci.ellensburg.wa.us

MOHLMAN, LESLIE ANNE & RUSSELL
GLEN

2417 N HANNAH RD
ELLENSBURG, WA 98926-9401

KERNAN, GARRY L & PATRICIA A

2418 N HANNAH RD
ELLENSBURG, WA 98926-9401

CRYTYL ENTERPRISES INC

PO BOX 454
ELLENSBURG, WA 98926-1915

KUWADA, ANNA & NATHAN

2509 HANNAH RD
ELLENSBURG, WA 98926

HAYNES, JACOB STANLEY & LEA E M
HAYNES

609 W LILAC WAY
ELLENSBURG, WA 98926

ZIMMERMAN, MARIE ELAINE

2511 HANNAH RD
ELLENSBURG, WA 98926-6504

BALL, MICHAEL A & LYNETT L

2606 N HANNAH RD
ELLENSBURG, WA 98926-9402

WEIDERT, WAYNE E

37419 SE FURY ST
SNOQUALMIE, WA 98065-5100

WOODS, JOHN N & KERRY K

1206 W BENDER RD
ELLENSBURG, WA 98926-9408

RIVERA, DION A & SUSAN B

PO BOX 1021
ELLENSBURG, WA 98926-1926

MCDONALD, JASON

610 W BENDER RD
ELLENSBURG, WA 98926-9486

PHILIPP, JOHN C ETUX

812 W BENDER RD
ELLENSBURG, WA 98926

CLAUSSEN, AMY L ETVIR

2503 N LILAC WAY
ELLENSBURG, WA 98926-2391

GRAF, JOHN T & LINDA K

109 E 10TH AVE #2
ELLENSBURG, WA 98926

TOLMAN, ROSCO N

704 W BENDER RD
ELLENSBURG, WA 98926-9484

LEMS, GERRI

2701 N PIONEER RD
ELLENSBURG, WA 98926-9404

MCCABE, STEVEN L

PO BOX 1015
IDAHO CITY, ID 83631-1015

WOODS, JOHN N

1206 W BENDER RD
ELLENSBURG, WA 98926-9408

URBANIAK, EVA

811 W BENDER RD
ELLENSBURG, WA 98926-9407

STAWICKI, CAROL V

607 W BENDER RD
ELLENSBURG, WA 98926

ROTTER, JOE & KELLY M

2600 HANNAH RD
ELLENSBURG, WA 98926-9402

NOTICE OF APPLICATION

Project Name (File Number): Graf Short Plat (SP-25-00001)

Applicant: John & Linda Graf. Chris Cruse, Authorized Agent.

Location: One (1) tax parcels (# 841133), located approximately .1 miles south of the intersection of Bender Road & Hannah Rd, east of Ellensburg, WA, in Section 26, Township 18, Range 18, W.M.; Kittitas County parcel map number 18-18-26030-0009.

Proposal: The applicants are proposing a 2-lot short plat resulting in one (1) 41,403 square foot lot, (1) 40,000 square foot lot. The property is located within the Urban Growth Area and is zoned Urban Residential with Urban Land Use designation.

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Notice of Application:	January 21, 2025
Application Received:	January 1, 2025
Application Complete:	January 16, 2025
 Publish Daily Record:	 January 21, 2025

Bradley Gasawski

From: Sabrina Nutt <snutt@kvnews.com>
Sent: Friday, January 17, 2025 9:15 AM
To: Bradley Gasawski
Subject: Re: SP-25-00001 Graf - (Publishing) Notice of Application
Attachments: Miller-33-599720-1.pdf

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.

Hi, Bradley,

I got it fixed. Here is that new proof.

Have a great day!

Sabrina Nutt | 509-925-1414 ext. 570223
Circulation: circ@kvnews.com
Legals: legals@kvnews.com
Classifieds: classified2@kvnews.com
Obituaries: www.dailyrecordnews.com

From: Bradley Gasawski <bradley.gasawski@co.kittitas.wa.us>
Sent: Friday, January 17, 2025 9:01 AM
To: Sabrina Nutt <snutt@kvnews.com>
Subject: RE: SP-25-00001 Graf - (Publishing) Notice of Application

CAUTION, this email originated from outside the organization.

Hi Sabrina,

It looks like you may have used the first pdf I sent over because I'm seeing my mistake in it again. I apologize for the two mistakes I sent your way yesterday. I'm sure that's creating some confusion. My mistake was leaving out the last name of the applicants John & Linda Graf in the Applicant line. I can resend the legal NOA if you like.

Best,
Bradley

Bradley Gasawski | Planner I

Kittitas County Community Development Services | 411 N. Ruby St; Suite 2 | Ellensburg, WA 98926
Office: 509.962.7539
Email: bradley.gasawski@co.kittitas.wa.us

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From: Sabrina Nutt <snutt@kvnews.com>
Sent: Friday, January 17, 2025 8:43 AM
To: Bradley Gasawski <bradley.gasawski@co.kittitas.wa.us>
Subject: Re: SP-25-00001 Graf - (Publishing) Notice of Application

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, Bradley,

Here is that updated proof. Let me know if there are any other changes.

Have a great day!

Sabrina Nutt | 509-925-1414 ext. 570223
Circulation: circ@kvnews.com
Legals: legals@kvnews.com
Classifieds: classified2@kvnews.com
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From: Bradley Gasawski <bradley.gasawski@co.kittitas.wa.us>
Sent: Thursday, January 16, 2025 3:48 PM
To: Sabrina Nutt <snutt@kvnews.com>
Subject: RE: SP-25-00001 Graf - (Publishing) Notice of Application

CAUTION, this email originated from outside the organization.

Hi Sabrina,

I found mistake on my end again. I've uploaded a new pdf. Please resend the proof. Thank you.

Best,
Bradley

Bradley Gasawski | Planner I

Kittitas County Community Development Services | 411 N. Ruby St; Suite 2 | Ellensburg, WA 98926
Office: 509.962.7539

Email: bradley.gasawski@co.kittitas.wa.us

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From: Sabrina Nutt <snutt@kvnews.com>
Sent: Thursday, January 16, 2025 3:35 PM
To: Bradley Gasawski <bradley.gasawski@co.kittitas.wa.us>
Subject: Re: SP-25-00001 Graf - (Publishing) Notice of Application

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.

Hi, Bradley,

The attached proof is pending approval for the following run date(s) 01/21.
Please make changes and give approval prior to the deadline of 01/20, 10:30am.
Thank you!

Have a great day!

Sabrina Nutt | 509-925-1414 ext. 570223
Circulation: circ@kvnews.com
Legals: legals@kvnews.com
Classifieds: classified2@kvnews.com
Obituaries: www.dailyrecordnews.com

From: Bradley Gasawski <bradley.gasawski@co.kittitas.wa.us>
Sent: Thursday, January 16, 2025 12:45 PM
To: Sabrina Nutt <snutt@kvnews.com>; KVNews Legals <legals@kvnews.com>
Cc: Jamey Ayling <jamey.ayling@co.kittitas.wa.us>; Bradley Gasawski <bradley.gasawski@co.kittitas.wa.us>; Zach Torrance-Smith <zach.torrancesmith@co.kittitas.wa.us>; Ellie Myers <ellie.myers@co.kittitas.wa.us>
Subject: SP-25-00001 Graf - (Publishing) Notice of Application

CAUTION, this email originated from outside the organization.

Good Afternoon,

Please publish the attached legal in your paper as follows:

Daily Record: January 21, 2025

Please let me know if you have any questions or concerns.

Thanks,
Bradley

Bradley Gasawski | Planner I

Kittitas County Community Development Services | 411 N. Ruby St; Suite 2 | Ellensburg, WA 98926

Office: 509.962.7539

Email: bradley.gasawski@co.kittitas.wa.us

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401 N Main St,
Ellensburg, WA 98926
Ph. (509) 204-8236 Fax: (907) 452-5054

BILLING DATE:	ACCOUNT NO:
01/17/25	50096

Jessica Miller
KC COMMUNITY DEVELOPMENT SERVICES
411 N Ruby St, Suite 2
ELLENSBURG, WA 98926

AD #	DESCRIPTION	START	STOP	TIMES	AMOUNT
599720	NOA: Graf Short Plat	01/21/25	01/21/25	2	\$129.74

Payments:

Date	Method	Card Type	Last 4 Digits	Check	Amount
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Discount: **\$0.00**
Surcharge: **\$0.00**
Credits: **\$0.00**

Gross: **\$129.74**
Paid Amount: **\$0.00**

Amount Due: **\$129.74**

We Appreciate Your Business!

NOTICE OF APPLICATION

Project Name (File Number): Graf Short Plat (SP-25-00001)

Applicant: John & Linda Graf. Chris Cruse, Authorized Agent

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PUBLISH: Daily Record: January 21, 2025 /
LEGAL #599720