

Chris Cruse

From: Chris Cruse
Sent: Wednesday, April 17, 2024 2:24 PM
To: 'FILE@cruseandassoc.com'
Subject: Narrative - The Trust for Public Land Boundary Line Adjustment of TPNs 769133, 779133, 859133, 520436, 068336, 251936, 889133, 667934, 657934, and 697934

Narrative - 10 parcel boundary line adjustment of TPNs 769133, 779133, 859133, 520436, 068336, 251936, 889133, 667934, 657934, and 697934 that are being adjusted to an agreed upon location between Kittitas County and the Yakama Nation. All parcels are zoned AG-20, Com-Ag, and F-R and all proposed adjustments will make all parcels more conforming to zoning code and not create any split zoned parcels. Homes and barnyards exist at 411 and 2353 E. Taneum Road. The remainder of the property is used for Agriculture. All parcels will continue use existing access with a joint use agreement to be recorded at a future date. No development is planned or permitted for other parcels. Description of each proposed tax parcel follows:

Section 3 – Zoned Com-Ag:

- TPN 769133 - Currently 0.70 acres and will end up 32.67 acres with no improvements.
- TPN 779133 - Currently 96.80 acres and will end up 60.63 acres with center of irrigation circle on it.

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Section 4 – Zoned F-R:

- TPN 859133 - Currently 40.73 acres and will end up 37.11 acres with no improvements.
- TPN 520436 - Currently 1.45 acres and will be combined into TPN 859133 above.
- TPN 068336 - Currently 7.16 acres and will end up 16.28 acres with 2 homes at 2351 and 2353 E Taneum Road. Both homes are currently on single tax parcel 889133 and not creating a more non-conforming situation by proposing both stay on a single tax parcel.
- TPN 251936 - Currently 1.10 acres and will be combined into TPN 068336 above.
- TPN 889133 - Currently 44.55 acres and will end up 40.27 acres with no improvements.

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Section 34 – Zoned AG-20

- TPN 667934 – Currently 97.1 acres and will end up 90.67 acres with 2 homes at 2351 and 2353 E Taneum Road. Both homes are currently on single tax parcel 657934 and not creating a more non-conforming situation by proposing both stay on a single tax parcel.
- TPN 657934 - Currently 21.90 acres and will be combined into TPN 667934 above
- TPN 697934 – Currently 19.00 acres and will end up 45.80 acres with barn/apartment. Existing boundary between TPNs 657934 and 667934 run through barn.

Existing Descriptions:

Portions of Sections 3 and 4, T18N, R17E, WM and portion of Section 34, T19N, R 17E, WM. See title report for full description.

Proposed Descriptions:

Parcels 1 through 8 of a survey that will be recorded when authorized by county planner.

See map for additional information.

Thanks,
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