



KITTTAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St. Suite 2 Ellensburg WA 98926

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Office 509-962-7506

Building Partnerships - Building Communities

NOTICE OF APPLICATION

Notice of Application: March 26, 2024

Application Received: November 28, 2023

Application Complete: January 2, 2024

Project Name File Number: Roslyn Ridge Mini Golf (CU-23-00005)

Applicant: Blue Jay Land Company (Owner)

Location: Parcel# 842534, 959867, 960153, 960154, 960155, 960156, 960157, 960158, 960159, 960160, 960161, 960162, 960164 located at 9291 State Route 903 just west of the townsite of Ronald situated between Ridgecrest Road and Rockrose Drive, in Section 12, Township 20, Range 14, bearing Assessor's Map# 2019-14-12070-0008 in Kittitas County.

Proposal: Roslyn Ridge Mini Golf is a proposed miniature golf course, recreational area, and lodging site. Roslyn Ridge Mini Golf will host a miniature golf course area with a log house on premises, which will include restroom facilities, retail rental and dining facilities, and may include a putting green. There will be two areas for lodging sites that may include a bed and breakfast with 12 rooms and or a hotel/motel with 60 rooms with a parking space for each room. The subject parcel is General Commercial in a LAMIRD Type I Zoning with a LAMIRD land use designation. Mini Golf is allowed in this zone with a Conditional Use Permit.

Materials Available for Review: The submitted application and related filed documents may be examined by the public at the Kittitas County Community Development Services (CDS) office at 411 N. Ruby, Suite 2, Ellensburg, Washington, 98926, or on the CDS website at <https://www.co.kittitas.wa.us/cds/land-use/default.aspx>, under "Conditional Use Permits" under permit number "CU-23-00005 Roslyn Ridge Mini Golf" Phone: (509) 962-7506

Written Comments on this proposal can be submitted to CDS any time prior to **5:00 p.m. on Thursday, April 11, 2024**. Any person has the right to comment on the application and request a copy of the decision once made.

Environmental Review: The County expects to issue a Mitigated Determination of Non-Significance (MDNS) for this proposal, and will use the optional MDNS process authorized by WAC 197-11-350, meaning this may be the only opportunity for the public to comment on the environmental impacts of the proposal. A copy of the threshold determination may be obtained from the County once made.

Public Hearing: An open record hearing will be scheduled before the Kittitas County Hearing Examiner. A Public Hearing Notice will be issued establishing the date, time, and location of this hearing.

Required Permits: Conditional Use Permit

Required Studies: SEPA

Designated Permit Coordinator (staff contact): Jamey Ayling, Staff Planner: (509) 962-7506; email at jamey.ayling@co.kittitas.wa.us