

DATE	COMMENT LETTER	ITEMS	RESPONSE TO COMMENTS
4/16/2024	WSDOT Aviation	No comments	N/A
4/22/2024	Colville Tribes	<p>This undertaking is located within the CCT Usual and Accustom Territories. We request any undertakings, particularly those involving ground disturbing activities, to have an IDP in place prior to implementation.</p> <p>As ground disturbing activities are to be conducted, such as the installation of a septic system or the scraping of a driveway, a cultural resource surface survey and sub-surface testing of the area in and directly around the proposed ground disturbance are recommended as a surface observation will not be an accurate assessment of the existent potential for sub surface cultural deposits. This test should be to the terminal depth of the septic installation to ensure the totality of the presence or absence of cultural material.</p> <p>There are known cultural resources of precontact significance nearby and this particular area is considered Low to HighRisk for an inadvertent discovery according to the DAHP predictive model. Portions of this project area have been previously surveyed and further archaeological investigation would be prudent as the previous survey was conducted in 1997, 2015, and 2021 with less than 5% overlap in coverage.</p> <p>CCT requests a cultural resource survey prior to the implementation of ground disturbing activities and that during implementation that there be an inadvertent discovery plan or (IDP) in place to ensure compliance with all Section 106 and relevant cultural resource laws both federally and to the state of Washington.</p>	<p>The commentor does not fully understand the project. The comment infers that there will be five acres of ground disturbance. That is not correct. The total area where the ground will be disturbed is less than one acre. In addition, the site has previously had ground disturbing work done when the road construction and associated earth work were completed.</p> <p>The applicant believes the following mitigation, as issued to a recent applicant SE-23-00027 VP Clearing should satisfy this item:</p> <p>"Should ground disturbing or other activities related to the proposed project result in the inadvertent discovery of cultural or archaeological materials, work shall be stopped in the immediate area and contact be made with the Washington State DAHP. Work shall remain suspended until the find is assessed and appropriate consultation is conducted. Should human remains be inadvertently discovered, as dictated by Washington State RCW 27.44.055, work shall be immediately halted in the area and contact made with the coroner and local law enforcement in the most expeditious manner possible"</p>
4/22/2024	DFW	WDFW recommends the development of Critical Areas Report and a Habitat Management Plan that identifies all the Fish and Wildlife Habitat Conservation Areas onsite as well as mitigation measures for how the driveway and subsequent development will impact them.	This request seems to be extreme especially when considering the driveway is already established. This project involves disturbing less than one acre for the purposes of life safety road improvements, construction of a shop and residential site. The items requested are not standard for single family residence development.
		At a minimum, WDFW recommends 2:1 mitigation for impacts and/or conversion in shrubsteppe habitat.	The applicant will submit an engineered grading permit with slopes not exceeding the maximums as designed by the civil engineer and certified by the geologist.
		WDFW recommends the mitigation planning occur prior to approval of the MDNS to minimize project delays.	Mitigation planning seems extreme when considering the driveway is already established and the mitigation requested is not standard for single family residence development
4/23/2024	Jane Fish	We live at 6590 Umptanum Rd. Just last week we received notice of the application that Mr. Greear has for work on his recently acquired property that is adjacent to our property. From looking at the correspondence that we can view, it looks like a lot of gravel/rock will be excavated from part of his property. We use the road above this work area to get to our home. How do we find out if that mining will affect the integrity of that road? What is the proposal of the amount of trucks, dust and noise that will affect us? If there is construction of a home, will they widen the road before that begins? How does that affect us going up and down the road to our home?	A Geotechnical Report has been prepared for this site certifying the parameters that slopes or excavation performed will not affect the integrity of the existing road and hillside. A corresponding engineered grading permit will be submitted by the applicant to the county for approval showing limits/extent of work based on the geotechnical report information. Homeowner access to residence along existing roadway will not be impeded.
4/23/2023	DOE	In Washington State, prospective water users must obtain authorization from the Department of Ecology before diverting surface water or withdrawing ground water, with one exception. Ground water withdrawals for a project up to 5,000 gallons per day used for single or group domestic supply, up to 5,000 gallons per day used for industrial purposes, stock watering, and for the irrigation of up to one-half acre of non-commercial lawn and garden are exempt from the permitting process. Water use under the RCW 90.44.050 exemption establishes a water right that is subject to the same privileges, restrictions, laws, and regulations as a water right permit or certificate obtained directly from Ecology.	Applicant will comply
4/24/2024	Public Health Dept	No comments	N/A
4/25/2024	Public Works		
	Access	Applicant has an issued access permit with Public Works. AA-24-00063 1. Maintenance of driveway approaches shall be the responsibility of the owner whose property they serve. The County will not maintain access. 2. KCC 12.04.07.050 allows residential lots to have one access point onto County Road. 3. In addition to the above-mentioned conditions, all applicable Kittitas County Road Standards apply to this proposal. Access is not guaranteed to any existing or created parcel on this application.	Applicant will comply
	Engineering	Previous owners of the property were issued a grading permit (GP-19-00002) to construct a driveway. The applicant never called for an inspection, please reach out to Kittitas County Public Works to establish whether or not the work was completed. Additional work will require a new grading permit per KCC 14.05.	The GP-19-00002 grading permit was issued by an applicant other than us. What is our responsibility in this situation? Applicant will submit new grading permit for applicant's work.
	Survey	No comments	N/A
	Transportation Concurrency	No transportation concurrency management application is required for this project for single family residence. (KAH)	Applicant concurs
	Flood	Parcel #963365 is not located in the FEMA identified special flood hazard area (100-year floodplain). A flood permit is not required for the proposed project. (SC)	Applicant concurs
	Water Mitigation/Metering	No comments	N/A
	Airport	No comments	N/A

4/25/2024	DAHP	<p>Our statewide predictive model indicates that there is a moderate probability of encountering cultural resources within the proposed project area. In fact, multiple archaeological sites have been identified within one (1) mile of the project area on a similar landform. Further, the scale of the proposed ground disturbing actions would destroy any archaeological resources present. Identification during construction is not a recommended detection method because inadvertent discoveries often result in costly construction delays and damage to the resource. Therefore, we recommend a professional archaeological survey of the project area be conducted and a report be produced prior to ground disturbing activities. This report should meet DAHP's Standards for Cultural Resource Reporting.</p>	<p>The applicant believes the following mitigation, as issued to a recent applicant SE-23-00027 VP Clearing should satisfy this item:</p> <p>"Should ground disturbing or other activities related to the proposed project result in the inadvertent discovery of cultural or archaeological materials, work shall be stopped in the immediate area and contact be made with the Washington State DAHP. Work shall remain suspended until the find is assessed and appropriate consultation is conducted. Should human remains be inadvertently discovered, as dictated by Washington State RCW 27.44.055, work shall be immediately halted in the area and contact made with the coroner and local law enforcement in the most expeditious manner possible"</p>
		<p>We also recommend that any historic buildings or structures (45 years in age or older) located within the project area are evaluated for eligibility for listing in the National Register of Historic Places on Historic Property Inventory (HPI) forms. We highly encourage the SEPA lead agency to ensure that these evaluations are written by a cultural resource professional meeting the SOI Professional Qualification Standards in Architectural History.</p>	<p>There are no historic buildings or structures located on this property</p>