

November 8, 2019

RJ Lott, Planning Manager
Chelan County Community Development
316 Washington Street, Suite 301
Wenatchee, WA 98801

Mike Kaputa, Director
Chelan County Natural Resources Department
411 Washington Street
Wenatchee, WA 98801

RE: Wheeler Ridge, LLC Revisions to Chelan County Agency File Number SEPA 2018-326, and Washington State Department of Ecology SEPA# 201902939 for a Proposed Orchard Development, Chelan County.

Dear Mr. Lott and Mr. Kaputa,

Please see the attached revised fence permit, revised SEPA checklist, and updated application materials for the Wheeler Ridge, LLC proposed orchard development project, Chelan County. Our application was deemed complete on November 2, 2018 by the Department therefore our application became vested on that date and should be reviewed under the codes, regulations and other laws in effect on the date of vesting (CCC 14.08.040).

On July 19, 2019 we received a letter from the Department (Kirsten Larsen) requesting additional project information and to inform us the Department will be withdrawing the previously issued MDNS. Since receiving Ms. Larsen's letter, our team has been diligently gathering the additional information requested by the Department and as further addressed in Perteet's memo dated July 17, 2019. On July 29, 2019, the Department formally withdrew the MDNS. We have provided additional information as requested. The revised SEPA checklist and application materials include an updated project map and critical areas report with associated appendices, and the piping of the Ns stream has been removed as an element of this proposal to address resource agency concerns.

Per CCC13.01.110 (5), when an applicant revises a SEPA checklist, the county should make the SEPA determination within fifteen days of receiving the revisions. I am of the understanding the Department (in this case the Chelan County Natural Resources Department) will make a SEPA determination no later than November 23, 2019. As a diligence measure and as provided in code, I have requested in writing, several times if the county is considering issuing a Determination of Significance (DS) so that our team could provide clarifications or changes to our proposal prior to the Department making a threshold determination; the county has not indicated to our team a DS is likely.

In closing, on October 10, 2019 our team was requested by the Department to attend a pre-application meeting for the existing application materials in revision status. I was of the understanding the purpose of that meeting was to provide us (the applicant) with the best available information regarding the development proposal and processing requirements, review schedule, and be provided with a list of applicable development standards, plans, policies, and laws that pertain to our proposal. We were not formally provided with any of those items as outlined in Chelan County Code 14.08.010. Since that meeting, we have requested this information several times and have not received it.

Please let me know when you are available to meet regarding the revised fence permit and revised SEPA checklist and do not hesitate to contact me directly if you have questions regarding this submittal at ben.alworth@stemilt.com.

Sincerely,



Ben Alworth, Director of Support Operations