City of Cle Elum

119 West First Street

Cle Elum, WA 98922

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www.cleelum.gov

NOTICE OF PUBLIC HEARING AND SEPA ADDENDUM

DATE:	October 22, 2026
TO:	Agencies with Jurisdiction, Applicant, and Adjoining Property Owners
FROM:	City of Cle Elum, Planning Department
APPLICANT:	Wildwood Ranch LLC
FILE NUMBER:	SUB-2023-003, DA-2024-001, SEPA-2024-004
LOCATION:	1317 E Third Street (and abutting parcel to the east), Cle Elum, WA
TAX PARCEL NUMBER:	623134 and 063034
DATE OF APPLICATION:	October 11, 2023
DATE OF COMPLETENESS:	October 22, 2024

PROJECT DESCRIPTION: Proposal for a mixed residential development on approximately 11.97 acres, to create 92 lots with a mix of single-family and common wall units developed over six phases. The applicant is also seeking approval of a Development Agreement that will establish the standards that are applicable to the development and other conditions that control the development, use, and mitigation of the property.

NOTICE OF PUBLIC HEARING: Notice is hereby given that the City of Cle Elum Hearing Examiner will hold an open record public hearing on November 12, 2026, at 6:00 p.m. in the City Council Chambers, 119 West First Street, Cle Elum, WA 98922, to consider the Wildwood Ranch preliminary plat, proposed Development Agreement, and associated SEPA appeal.

The hearing will include consideration of the appeal of the City's SEPA Mitigated Determination of Nonsignificance (MDNS). A SEPA addendum has also been prepared to provide supplemental environmental information and is being distributed with this notice.

Interested persons may attend and provide testimony regarding the proposed development. Written comments may be submitted before or at the hearing.

Please reference file numbers SUB-2023-003, DA-2024-001, SEPA-2024-004 and project's name (Wildwood) in any correspondence you submit. You can mail or email your comments to:

City of Cle Elum, Attention: Planning Department/Wildwood
119 West First Street, Cle Elum, WA 98922 or planning@cleelum.gov

NOTICE OF RECOMMENDATION: The staff recommendation will be available on the city's website by October 28, 2026: https://cleelum.gov/city-services/planning/wildwood-ranch-development/ Following

the public hearing, the Hearing Examiner will issue his recommendation. Upon receipt of the recommendation, a Closed Record Pubic Hearing before City Council will be scheduled.

If you have questions regarding this proposal, please email planning@cleelum.gov or call 509-674-2262.