

KITTITAS COUNTY
BOARD OF COMMISSIONERS
KITTITAS VALLEY EVENT CENTER
TEANAWAY HALL
512 NORTH POPLAR STREET
ELLENSBURG, WA

MONDAY

6:00 P.M.

NOVEMBER 26, 2012

Board members present: Chairman Alan Crankovich; Vice-Chairman Obie O'Brien and Commissioner Paul Jewell.

Others: Julie Kjorsvik, Clerk of the Board; Jeff Watson, Staff Planner; Anna Nelson, Van Ness Feldman GordonDerr, LLP and approximately 20 members of the public.

PUBLIC HEARING

COMP. PLAN & DEVELOPMENT CODE

CDS

At 6:00 p.m. Chairman Crankovich opened the Public Hearing to consider changes to the Comprehensive Plan and Development Code for the purpose of Comprehensive Plan Compliance.

ANNA NELSON, VAN NESS FELDMAN GORDONDERR, LLP reviewed a Staff Report and indicated it had been previously posted onto the County website along with numerous exhibits and information. She reviewed the Planning Commission's recommendations following their public hearing and suggested changes from Staff. **NEIL CAULKINS, DEPUTY PROSECUTOR** said the County had asked for an extension for compliance on Issue #4 relating to water, to allow the Tri-County workgroup to have a chance at working forward to have more of a comprehensive approach. The County's request for an extension was supported by the Department of Ecology, Department of Commerce and Petitioners including Ridge, Futurewise and the Kittitas County Conservation Coalition. He said the Growth Management Hearings Board granted the request last week for an extension until June 12, 2013, so he felt the County could now move forward with the other elements of compliance.

THOSE PRESENT & TESTIFYING: **LILA HANSON, SWAUK PRAIRIE FARMS** presented written information and read comments into the record. She requested the County retain small lot sizes, no larger than Ag-5 at least on the south half of Section 29; allow many permitted uses and flexibility in their definitions; acknowledge the development rights their farm has and to add a rural reserve component to the cluster platting. **GREG McELROY, REPRESENTING**

2012-11-26 MINUTES

APPROVED
12/4/2012

ELLENSBURG CEMENT PRODUCTS distributed written comments and explained how the proposed use and zoning changes improperly downzone the Ellensburg Cement main plant to Ag-20 and how they were an important industrial and commercial properties which cannot properly be used for agricultural production. He also encouraged the Board to put rock crushing back into the matrix. **DAVE ANDERSON, DEPARTMENT OF COMMERCE** spoke in favor of the proposed changes that were in front of the County Commissioners. He said their comments and concerns had been addressed by Staff and encouraged the Board to approve suggested recommendations. **CAOIMHE DUNN, REPRESENTING THE DUNN FAMILY CORPORATION** explained how she was confused to what was being proposed with their property, as County staff had advised them that their property would be changed to Forest & Range and yet then they received a letter with different information. She indicated they wanted to use their farm for raising organic products and to have workers learn how to grow organic products. They wanted to remain in the current use of Ag-3 as there would be no benefit to be in Forest & Range. **ROGER OLSEN** voiced concerns with the proposed rural recreational zone and designation issues. He explained how the Planned Unit Development classification would not protect and preserve rural character. **CATHERINE CLERF** submitted comments into the record and stated she agreed with Ellensburg Cement Products position. **DAVE WHITWILL, REPRESENTING THE CENTRAL WASHINGTON HOME BUILDERS ASSOCIATION** said they were disappointed the County did not support the 3 acre zoning and Cluster Plat. He reviewed the benefits for Cluster Plats and stated they are a valuable tool. **MARGE BRAUNSRUD** said she obtained information from the Assessor's website and indicated that between 1996 and 2012 there was an additional 10,115 people in Kittitas County and 9,459 parcels were added to the tax rolls (28% increase). She encouraged the Board of County Commissioners to take a look at the numbers and questioned if the County really needed more parcels and Planned Unit Developments. **THERE BEING NO ONE ELSE REQUESTING TO TESTIFY, THE PUBLIC PORTION OF THE HEARING WAS CLOSED.**

COMMISSIONER JEWELL noted he would like to review the additional comments that had been submitted into the record. **COMMISSIONER O'BRIEN** agreed he would like additional time as well and suggested continuing the public hearing.

CHAIRMAN CRANKOVICH moved to continue the Public Hearing to Friday November 30, 2012 at 1:30 p.m. in the Commissioners Auditorium, Room 109, Kittitas County Courthouse, for Board Discussion & Decision and to leave the record open for written

comments only, until Wednesday November 28, 2012 at 5:00 p.m.
COMMISSIONER JEWELL seconded. Motion carried 3-0.

The meeting was adjourned at 7:20 p.m.

CLERK OF THE BOARD



Julie Kjorsvik

**KITTITAS COUNTY COMMISSIONERS
KITTITAS COUNTY, WASHINGTON**



Chairman Alan Crankovich