

KITTITAS COUNTY  
BOARD OF COMMISSIONERS  
COMMISSIONERS AUDITORIUM  
SPECIAL MEETING

TUESDAY

6:00 P.M.

NOVEMBER 5, 2013

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

Others: Julie Kjorsvik, Clerk of the Board; Doc Hansen, Planning Official; Lindsay Ozbolt, Staff Planner and 1 member of the public.

**PUBLIC HEARING      ANNUAL COMPREHENSIVE PLAN AMENDMENTS      CDS**

At 6:00 p.m. **CHAIRMAN O'BRIEN** opened a Public Hearing to consider items docketed for the 2013 Annual Comprehensive Plan Amendments to the Kittitas County Comprehensive Plan and Kittitas County Code.

The following docketed items were reviewed by **DOC HANSEN, PLANNING OFFICIAL** and **LINDSEY OZBOLT, STAFF PLANNER**.

**No. 1 - KCC 15A Hearing Examiner:** Revise Kittitas County Code Chapter 15A and text in related Titles so that all Hearing Examiner recommendations are final decisions. The Planning Commission recommended approval of the item with the reconsideration period. **MR. HANSEN** reviewed a reconsideration period by which someone could ask to reconsider their decision. He said Kittitas County was the only jurisdiction that the Hearings Examiner does not render a final decision, but submits a recommendation to the Board of County Commissioners. **COMMISSIONER JEWELL** said he was not in favor of having the Hearing Examiner making the final decisions. He thought it was his job as an Elected Official to make difficult decisions; to separate emotions and base their decisions on the Code. **MR. HANSEN** said he has the utmost confidence in the Board and being able to make difficult decisions, but noted how they were all independent and have their own feelings. He said a Hearings Examiner makes their decisions objectively and based on the laws and Codes in place without emotions and they put in a substantial amount of time in their decisions. **CHAIRMAN O'BRIEN** said he liked the proposed reconsideration process and that maybe they should take a look at implementing something like that for them in the future. He said he did not mind the extra

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**APPROVED**  
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4-6 weeks it takes to process between the Hearings Examiner's recommendation and the Board of County Commissioners decision. **COMMISSIONER BERNDT** said he would like to "lead" and have the ability to speak with his constituents, instead of having to tell them he cannot discuss issues because it may be something that comes before him at a later date. He questioned why so many other Counties have their Hearings Examiner make those final decisions on Conditional Uses and Shorelines. **MS. OZBOLT** clarified that the land use decisions that are made and recommended to the Board of County Commissioners are considered in a closed record hearing and the public is not allowed to provide input by the time it gets to them. **THERE BEING NO ONE REQUESTING TO TESTIFY THE PUBLIC PORTION OF THE HEARING WAS CLOSED RELATING TO ITEM NO. 1.**

**No. 2 - KCC 17.15 Supplemental Dwelling Unit Provision:** Develop Supplemental Dwelling Unit provisions to establish development standards unique to small scale individual housing needs within Resource, Rural and Urban land use areas of the County. The Planning Commission recommended approval of the item. **MR. HANSEN** recommended moving Item No. 2 to the 2014 Docket. He reported how he has had discussions with the Department of Commerce and they agreed that it could be accomplished in the Rural Areas, but since the County just finished up with the Compliance issues in the density, they agreed that the item should be moved and considered with the 2014 Docket or later. **THOSE PRESENT & TESTIFYING: DAVID WHITWILL, CENTRAL WASHINGTON HOMEBUILDERS** thought if the Board were to put the proposal out now, other people would take it as an attempt to increase the density in the zones and supported putting it off until a later date. **THERE BEING NO ONE REQUESTING TO TESTIFY, THE PUBLIC PORTION OF THE HEARING WAS CLOSED RELATING TO ITEM NO. 2.**

**No. 3 - KCC 17 Allowed Uses and Definitions:** Revise Definitions and Matrices. The Planning Commission recommended approval of the item. The Board questioned Staff and asked for clarifications on the proposed amendments. **THERE BEING NO ONE REQUESTING TO TESTIFY, THE PUBLIC PORTION OF THE HEARING WAS CLOSED RELATING TO ITEM NO. 3.**

**No. 4 - KCC 17 Administrative Conditional Use Permits (ACUP):** Revise Kittitas County Code 17.60A, Conditional Uses, and related text in Title 15A and Title 17 to allow some uses with approval of an ACUP. The Planning Commission recommended approval of the item. The Board questioned Staff and asked for clarifications on the proposed amendments. **THERE BEING NO ONE**

REQUESTING TO TESTIFY, THE PUBLIC PORTION OF THE HEARING WAS CLOSED RELATING TO ITEM NO. 4.

**No. 5 - KCC Title 18 Enforcement:** Code Amendment to clarify enforcement procedures. The Planning Commission recommended approval of the item. **MR. HANSEN** distributed a copy of a proposed Notice of Infraction which had been submitted by the Prosecutor's office. He indicated they wanted to bring it up in the Docket session to make sure the Board was aware of the direction they would like to go for issuing violations. **COMMISSIONER JEWELL** asked for the reasons behind enforcement by the Kittitas County Director of Community Development Services and his or her authorized representatives, since the County does not have a Director of Community Development Services. He also asked why the change from sending letters out to issuing tickets. **MR. HANSEN** said by issuing tickets, they would go directly to Court which would be similar to traffic tickets. He also clarified it was the Prosecutor's office that had proposed the language. **DAVE WHITWILL, SPEAKING FOR HIMSELF** said he was surprised to hear people who have older vehicles in their yard were in violation of the Code. He noted conflicting statements in the proposed Notice of Infraction. **THERE BEING NO OTHERS REQUESTING TO TESTIFY, THE PUBLIC PORTION OF THE HEARING WAS CLOSED RELATING TO ITEM NO. 5.**

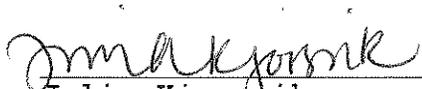
**MS. OZBOLT** announced they were in the middle of the SEPA process and the 10 day appeal period ends at 5:00 p.m. on Thursday November 7, 2013. She indicated the Board needed to wait until after that time to render their decision on the Docketed items.

**COMMISSIONER JEWELL** moved to continue the Public Hearing to Thursday November 14, 2013 at 2:00 p.m. in the Commissioners Auditorium, for Board deliberations and to allow written comments to be accepted until Friday November 8, 2013 at 5:00 p.m. **COMMISSIONER BERNDT** seconded. Motion carried 3-0.

Meeting adjourned at 7:59 p.m.

CLERK OF THE BOARD

KITTITAS COUNTY COMMISSIONERS  
KITTITAS COUNTY, WASHINGTON

  
Julie Kjorsvik

  
Chairman Obie O'Brien