

Kittitas County Community Development Services

Agenda Staff Report

AGENDA DATE:

11/16/2010

ACTION REQUESTED:

Ordinance approving the Dunford PUD Rezone (Z-07-08) and Preliminary Large Lot Subdivision (LL-08--02)

BACKGROUND:

Terra Design Group, authorized agent for The Ranch on Swauk Creek LLC landowners, has submitted an application for a zone change consisting of approximately 345.69 acres from Agriculture 3 and Agriculture 5 to Planned Unit Development (PUD) and a four lot Large Lot Subdivision.

The project is located east of the City of Cle Elum off State Highway 97 at the north intersection of Bettas Road, Cle Elum, WA, and is located in a portion of Section 3, T19N, R17E and a portion of Section 34 T20N, R17E, WM in Kittitas County. Assessor's map numbers 19-17-03000-0002 and a portion of 20-17-34000-0006 and 20 17 34000-0002.

On September 23, 2010, the Kittitas County Hearing Examiner conducted an open record hearing where testimony was heard. On September 30, 2010 the Hearing Examiner submitted his Recommended Findings of Fact, Conclusions of Law, and Conditions of Approval of the Dunford PUD Rezone and Preliminary Large Lot Subdivision.

The Board of County Commissioners conducted a closed record hearing on November 2, 2010 for the purpose of considering the Dunford PUD Rezone(Z-07-08) and Preliminary Large Lot Subdivision (LL-08-03). After review of the record and deliberation closed the hearing and a motion was made and seconded that the proposed Dunford PUD Rezone (Z-07-08) and Preliminary Large Lot Subdivision (LL-08-03) be approved, the motion carried with a vote of 3 to 0.

INTERACTION:

Prosecutor's office has reviewed the ordinance.

RECOMMENDATION:

Staff recommends that the Board sign the ordinance.

HANDLING:

Return signed ordinance to CDS staff planner for issuance of the Notice of Decision.

LEAD STAFF:

Dan Valoff