



# KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St., Suite 2, Ellensburg, WA 98926

CDS@CO.KITTITAS.WA.US

Office (509) 962-7506

"Building Partnerships – Building Communities"

## Affidavit of Mailing & Publication

PROPOSAL NAME: (VA-23-00008) Hendrix

NOTIFICATION OF: Notice of Decision

NOTIFICATION MAIL DATE: November 21, 2023

I certify that the following documentation:

- Notice of Decision for VA-23-00008 Hendrix Zoning Variance

has been mailed and/or emailed to the attached list of persons and participants, and that proper notification (as attached) has been published in the Legal Newspaper(s) of Record for Kittitas County.

Signature

Chace Pedersen  
Planner I  
Community Development Services  
County of Kittitas  
State of Washington

Subscribed and sworn to before me this 21<sup>st</sup> day of November 2023



Stephanie Mifflin  
Notary Public for the State of Washington residing  
in Ellensburg.

My appointment expires: 12-23-25

**From:** [Chace Pedersen](#)  
**To:** ["Connor Armi"](#); ["AviationLandUse@wsdot.wa.gov"](mailto:AviationLandUse@wsdot.wa.gov); ["DAHP SEPA \(DAHP\)"](#); [Candie Leader](#); [Kelee Hodges](#); [Tate Mahre](#); [Jackie Sharp](#); [Public Health Inspectors](#); ["Les Seifert"](#); ["Billy Hendrix"](#)  
**Cc:** [Jamey Ayling](#); [Zach Torrance-Smith](#); [Bradley Gasawski](#)  
**Subject:** VA-23-00008 Hendrix - Notice of Decision  
**Date:** Tuesday, November 21, 2023 9:05:00 AM  
**Attachments:** [VA-23-00008 Hendrix - Notices - NOD Memo.pdf](#)  
[VA-23-00008 Hendrix - Findings of Fact, Decision, and Conditions of Approval.pdf](#)

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Good morning,

Please see the attached correspondence regarding the Hendrix Zoning Setback Variance (VA-23-00008).

The appeal deadline for this decision is **December 7, 2023, at 5pm.**

Please contact me with any questions.

Thank you,

**Chace Pedersen**

Planner I

Kittitas County Community Development Services

411 N. Ruby Street, Ste 2

Ellensburg, WA 98926

Office: (509) 962-7637

[chace.pedersen@co.kittitas.wa.us](mailto:chace.pedersen@co.kittitas.wa.us)

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**Notice of Decision**  
**Hendrix Setback Variance**  
**VA-23-00008**

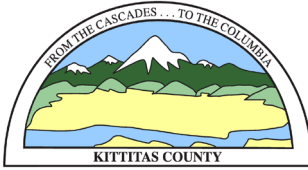
Pursuant to RCW 36.70B.130 and KCC 15A.06, notice is hereby given that Kittitas County Community Development Services **approves** the Zoning Setback Variance for William Hendrix, landowner, and Les Seifert, authorized agent, to reduce the 15-foot side lot line setback requirement in KCC 17.30.050 to 7.5-feet for the construction of a garage and expansion of the existing home. The subject property is parcel #842034 (Lot 1, Block E, of Pine Loch Sun #1) located off E. Lakedale Dr., approximately 0.04 miles east from the intersection of SR 903 and Pine Loch Sun Dr. The property is in Section 02, Township 20, Range 14 in Kittitas County. Map number 20-14-02050-0501. The property is 0.34 acres and is zoned Rural Recreation with a Rural Recreation land use designation. Affected property owners may request a change in valuation for property tax purposes notwithstanding any program of revaluation.

An appeal of this land use decision must be filed within 10 working days by submitting specific factual objections and a fee of \$1670 to the Kittitas County Community Development Services at 411 N Ruby St Suite 2, Ellensburg, WA 98926. The appeal period deadline is **5:00 PM on December 7, 2023**.

The application, decision and related information may be examined during business hours at Kittitas County Development Services, 411 N Ruby St Suite 2, Ellensburg, WA 98926 or on the CDS website at <http://www.co.kittitas.wa.us/cds/land-use/default.aspx> under "Setback Variance" using the file "VA-23-00008 Hendrix".

Date: November 21, 2023

Published Daily Record: November 21, 2023



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Office (509) 962-7506

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### NOTICE OF DECISION

**To:** Applicant  
Interested Parties (KCC 15A.06)

**From:** Chace Pedersen, Staff Planner

**Date:** November 21, 2023

**Subject:** **Hendrix Zoning Setback Variance (VA-23-00008)**

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If you have questions or need assistance, please contact Community Development Services at (509) 962-7637; email: [chace.pedersen@co.kittitas.wa.us](mailto:chace.pedersen@co.kittitas.wa.us) Staff Planner: Chace Pedersen.

**From:** [Chace Pedersen](#)  
**To:** "Dawn Megles"  
**Cc:** [Teneal Norrbom](#)  
**Subject:** RE: Ad: 450172, Notice of Decision Hendrix Setback V  
**Date:** Friday, November 17, 2023 10:55:00 AM

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Approved

Thanks!

**Chace Pedersen**

Planner I

Kittitas County Community Development Services

411 N. Ruby Street, Ste 2

Ellensburg, WA 98926

Office: (509) 962-7637

[chace.pedersen@co.kittitas.wa.us](mailto:chace.pedersen@co.kittitas.wa.us)

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**From:** Dawn Megles <[dmegles@kvnews.com](mailto:dmegles@kvnews.com)>  
**Sent:** Friday, November 17, 2023 10:53 AM  
**To:** Chace Pedersen <[chace.pedersen@co.kittitas.wa.us](mailto:chace.pedersen@co.kittitas.wa.us)>  
**Cc:** Teneal Norrbom <[tnorrbom@kvnews.com](mailto:tnorrbom@kvnews.com)>  
**Subject:** Fw: Ad: 450172, Notice of Decision Hendrix Setback V

**CAUTION:** This email originated from outside the Kittitas County network. Do not click links, open attachments, fulfill requests, or follow guidance unless you recognize the sender and have verified the content is safe.

Hi Chace,

Attached is a proof of the notice. I have it scheduled to run 11/21.

Please let me know if any changes are needed.

Thank you,

Dawn Megles  
Daily Record

541-885-4446

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**From:** [dmegles@heraldandnews.com](mailto:dmegles@heraldandnews.com) <[dmegles@heraldandnews.com](mailto:dmegles@heraldandnews.com)>

**Sent:** Friday, November 17, 2023 10:51 AM

**To:** Dawn Megles <[dmegles@kvnews.com](mailto:dmegles@kvnews.com)>

**Subject:** Ad: 450172, Notice of Decision Hendrix Setback V

**CAUTION, this email originated from outside the organization.**

Dawn Megles

Daily Record

[dmegles@kvnews.com](mailto:dmegles@kvnews.com)



# ADVERTISING PROOF

401 N Main St,  
 Ellensburg, WA 98926  
 Ph. (541) 331-6473 Fax: (907) 452-5054

BILLING DATE:	ACCOUNT NO:
11/17/23	50096

Jamey Ayling  
 KC COMMUNITY DEVELOPMENT SERVICES  
 411 N. RUBY ST, SUITE 2  
 ELLENSBURG, WA 98926

AD #	DESCRIPTION	START	STOP	TIMES	AMOUNT
450172	Notice of Decision H	11/21/23	11/21/23	2	\$102.26

### Payments:

Date	Method	Card Type	Last 4 Digits	Check	Amount
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Discount:	<b>\$0.00</b>	Gross:	<b>\$102.26</b>
Surcharge:	<b>\$0.00</b>	Paid Amount:	<b>\$0.00</b>
Credits:	<b>\$0.00</b>		

**Amount Due: \$102.26**

*We Appreciate Your Business!*

**Notice of Decision**  
**Hendrix Setback Variance**  
**VA-23-00008**

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Date: November 21, 2023

PUBLISH: Daily Record: November 21, 2023/  
LEGAL# 450172