

**KITTITAS COUNTY  
CDS STUDY SESSION MINUTES  
COMMISSIONERS' AUDITORIUM, 205 WEST 5<sup>th</sup> ROOM 109  
Special Meeting**

**TUESDAY**

**3:00 PM**

**May 26, 2026**

Board members present: Chairman Cory Wright, Vice-Chairman Brett Wachsmith, and Commissioner Laura Osiadacz.

Others: Chad Bala, Gail Weyand, Community Development Services, and Bill Hinkle (planning commission member.)

At 3:00 pm Chair Wright opened the Community Development Services Study Session.

**CITIZEN COMMENTS**

Planning Commission member Bill Hinkle offered remarks commending the consultant work and the public process, emphasizing that process compliance is often where jurisdictions encounter difficulty. He stated that the County had done a good job with public engagement and process.

**PERIODIC COMPREHENSIVE PLAN UPDATE**

Director Chad Bala reported that the Comprehensive Plan update process began in 2025 and included significant public outreach and joint meetings between the Planning Commission and Board of County Commissioners. The Comprehensive Plan document was released for comment on January 29, 2026, and development regulations and critical areas materials were circulated for comment on March 26, 2026. Director Bala stated that both sets of documents were ultimately presented to the Planning Commission, which recommended approval.

Director Bala further reported that the SEPA review period began on March 22, 2026, a Determination of Non-Significance was issued on May 7, 2026, and the comment and appeal period ended on May 22, 2026. Director Bala noted no comments were received from the Yakama Nation, Colville Tribe, or other tribes regarding the development regulations and Comprehensive Plan update.

Director Bala stated that, as of the meeting date, the administrative record exceeded 3,200 pages and included 62

**APPROVED**  
June 2, 2026

informal comments, with the record still being compiled through the June 2, 2026, commissioner hearings.

Director Bala explained that the packet included a matrix organizing proposed changes into five batches for board review:

- Batch 1: Original document with the Planning Commission recommendation
- Batch 2: Planning Commission recommendation including changes proposed by Commissioner Pat Deneen
- Batch 3: Staff and Public Works review and revisions to those proposed changes
- Batch 4: Revisions arising from comments submitted by Futurewise, the Department of Commerce, and Fish and Wildlife
- Batch 5: CDS staff review of the Eastern Subarea Plan, including changes responsive to concerns raised by the eastern subarea group

Director Bala explained that the matrix was intended to make the proposed policy language easier to review, particularly where staff recommended replacing more mandatory wording with permissive or advisory wording to avoid unintended obligations or fiscal commitments.

Director Bala advised that two hearings were planned for June 2, 2026, at 6:00 p.m.:

1. A hearing on the Comprehensive Plan document, including public testimony, closure of the record, deliberation, and possible recommendation of approval or direction to prepare enabling documents; and
2. A separate hearing on critical areas and development regulation review.

Director Bala also noted that the Planning Commission had made only two major changes to the critical areas ordinance and no changes to the development regulations.

Director Bala indicated that the draft staff report for the June 2 hearing was being finalized and would include a recommendation on which batches to approve. Director Bala was considering recommending approval of Batches 1, 3, 4, 5 and so forth.

Chairman Cory Wright asked about comments received associated with the 903-corridor development with concerns near Roslyn/Roslyn Council. Director Bala reported discussions with

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the Mayor of the City Roslyn and others and stated that three proposed policy statements had been drafted for possible inclusion. Director Bala asked legal counsel whether those policies could be incorporated into the record without additional publication, or whether republication for public comment would be required.

A comment submitted by Councilmember Tom Uren as a resident was referenced as a possible basis for those proposed policies. Director Bala indicated that, if added, those policies would become a potential batch 6.

Planning Commission Bill Hinkle commented that additional changes are generally permissible so long as the public has already seen them but warned that if the Board were to make changes not previously published for public review, additional public process would be required.

Director Bala responded that, if publication were required for the three additional policies, the June 2, 2026 hearing date might need to be postponed.


Director Bala stated that the full record would likely be transmitted to the Board via zip drive, with a goal of distribution by the following day or, at the latest, Thursday.

**OTHER BUSINESS**

There was no other business.

Meeting concluded at 3:14 p.m.

  
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Gail Weyand, Chief  
Administator

KITTITAS COUNTY COMMISSIONERS  
KITTITAS COUNTY, WASHINGTON  
  
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Cory Wright, Chairman