

-AGENDA-

KITITAS COUNTY PLANNING COMMISSION MEETING

Tuesday, May 23, 2006 @ 6:30 pm - COMMISSIONER'S AUDITORIUM - 205 W. Fifth Street, Ellensburg

Procedure for Participation – Please Sign in Legibly - When Recognized:

- State your name, address and whether you are representing only yourself or others. All remarks/comments should be addressed to the Board as a body and not to any specific member or the audience. Questions should be addressed to the Chairman.
- Please limit Applicant Presentation to fifteen (15) minutes; Public Testimony to three (3) minutes.
- Submit all written comments or other media to the Planning Commission Clerk as an exhibit for the permanent record.

I. Call to order and introduction of members and staff.

II. Correspondence

III. Minutes – April 25, 2006 and May 9, 2006

IV. Old Business

A. PASCO REZONE (Z-05-28) – Continued from 5/9/06

General rezone of three legal parcels totaling 158.52 acres from Forest and Range to Rural-5 (File No. Z-2005-28). Proponent: Emil Pasco, landowners, Wayne Nelson, authorized agent. Location: Off of Pasco Rd, south of Westside Rd and east of Fowler Creek Rd, within SW1/4 of Section 1 and North ½ of Section 12 of, T.19N., R.14E., W.M. in Kittitas County. The rezone applies to Assessor's tax parcel numbers 19-14-01000-0005, 0006, 19-14-12000-0002, 0003, 0016.

4. Planning Commission deliberation.
5. Motion.
6. Findings of fact to support decision.

B. HIGHLANDS OF CLE ELUM (P-06-02)

Highlands of Cle Elum Preliminary Plat Application to divide 113.13 acres into 5 lots. Four of the lots are 21 acres apiece and the fifth is 29.13. Chuck Cruse, authorized agent for Charles Peterson & David Peterson, landowners. The subject property is located East and west of Big Tail and south of FS 7350, Cle Elum, WA. 98922, within the NW ¼ of Section 23, T.20N., R.15E., W.M. in Kittitas County, tax parcel number 20-15-23050-0001, 0002

1. Staff presentation.
2. Applicant presentation.
3. Public testimony.
4. Planning Commission deliberation.
5. Motion.
6. Findings of fact to support decision

C. TAYLOR REZONE (Z-06-03)

Brad Taylor, landowner, has for an application for a zone change from Forest & Range-20 to Agriculture-5 of approximately 20.00 acres. The subject property is located south of Hwy 970 on Lambert Rd., Cle Elum, WA 98922, within Section 31, of T.20N, R. 17E., W.M. in Kittitas County. Tax parcel number 20-17-31052-0003, 0004.

1. Staff presentation.
2. Applicant presentation.
3. Public testimony.
4. Planning Commission deliberation.
5. Motion.
6. Findings of fact to support decision.

D. SIEBER/ROBERTS REZONE (Z-06-04)

Otto Sieber and Robin Robert landowners, has for an application for a zone change from Forest & Range to Agriculture-5 of approximately 40.00 acres. The site is located east of SR-97 and north of Rosa View Dr, Yakima, WA 98901, within a portion of Section 15, Section 21 and Section 22 of T.15N., R.19E., W.M. in Kittitas County. Tax parcel numbers 15-19-21000-0009, 15-19-15000-0013, 15-19-15000-0037, 15-19-22000-0007, 15-19-22000-0036 and 15-19-21000-0024.

1. Staff presentation.
2. Applicant presentation.
3. Public testimony.
4. Planning Commission deliberation.
5. Motion.
6. Findings of fact to support decision.

V. New Business

A. BROOKSTONE PRELIMINARY PLAT (P-06-11)

The proposed preliminary plat application is for the division of two parcels approximately 29.84 acres into a total of 9 lots ranging in size from 3.00 to 4.06 acres of land that is zoned Rural-3, submitted by Wayne Nelson, authorized agent for Green Canyon LLC, landowners. The subject property is located northeast of the City of Cle Elum and south of Owl Ridge Drive, Cle Elum, WA 98922 located in Section 25, T. 20N. R 15E, W.M., in Kittitas County. Tax Parcel number(s) 20-15-25060-0004 & 20-15-25061-0004.

1. Staff presentation.
2. Applicant presentation.
3. Public testimony.
4. Planning Commission deliberation.
5. Motion.
6. Findings of fact to support decision.

B. KITTITAS FOOTHILLS (P-06-12)

Kittitas Foothills Preliminary Plat Application to divide 35.69 acres into 11 lots in the AG-3 zone. These lots range from 3.02 acres in size to 4.35 acres. Proponent: Kittitas Foothills LLC., landowner. The subject property is located South of Hwy 970 and east of Hidden Valley road, off of Leo Lane, Cle Elum, WA. 98922, within the NE $\frac{1}{4}$ of Section 32, T.20N., R.17E., W.M. in Kittitas County, tax parcel number 20-17-32000-0001.

1. Staff presentation.
2. Applicant presentation.
3. Public testimony.
4. Planning Commission deliberation.
5. Motion.
6. Findings of fact to support decision.