

-AGENDA-

KITITAS COUNTY PLANNING COMMISSION MEETING

Tuesday, October 23, 2007 @ 6:00 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 –September 25, 2007- September 26, 2007- October 9, 2007
- IV. Old Business

A. Mendenhall-Mus Cluster Plat (P-07-41)

The Mendenhall-Mus Cluster Plat proposes to divide 11.96 acres into six (6) lots. The lots are 0.49 acres in size. Nine (9.00) acres of the plat will be designated in open space for perpetuity. Proponent: Daniel J. Mus and Brad N. Mendenhall, landowners. Location: South of the Town of South Cle Elum, off Lower Peoh Point Road, Cle Elum, WA 98922, located in the southeast quarter of Section 5, T19N, R16E, WM in Kittitas County. Map number 19-16-05040-0005.

1. Board approval of Findings of Fact to support decision rendered at the October 9, 2007 Planning Commission meeting.

B. Lonny White Preliminary Plat (P-07-02)

The Lonny White Preliminary Plat proposes to divide 21.00 acres into six (6) lots. The lots are 3.00 acres in size. Proponent: Chris Cruse of Cruse & Associates, authorized agent for Lonny White, landowner. Location: The subject parcel is located approximately 1 mile south of the City of Cle Elum, $\frac{3}{4}$ mile southwest of Interstate 90, $\frac{1}{2}$ mile west of Godawa Lane off of Pays Road, Cle Elum, WA, 98922, in a portion of Section 1, T19N, R15E, WM, Kittitas County. Map number 19-15-01000-0043.

1. Board approval of Findings of Fact to support decision rendered at the October 9, 2007 Planning Commission meeting.

V. 2007 Comprehensive Plan Amendments Continued

- A. Docket 07-01 Ellensburg Cement Products Map Amendment: Rural to Mineral Lands of Long Term Commercial Significance for 80 acres.**

1. Planning Commission deliberation.
 2. Motion.
- B. Docket 07-02 Brian Graybill Map Amendment : Commercial Agriculture to Rural for 34.80 acres**
1. Planning Commission deliberation.
 2. Motion.
- C. Docket 07-03 School Heights LLC, Chason Farms LLC, MDJ, J&D Transactions, Bushka Ag LLC Map Amendment: Commercial Agriculture to Rural for 35.80 acres**
1. Planning Commission deliberation.
 2. Motion.
- D. Docket 07-04 R&R Heights Land Co. Inc. Map Amendment: Rural to General Commercial for 18.74 acres**
1. Planning Commission deliberation.
 2. Motion.
- E. Docket 07-05 Terra Design Group Inc. Text Amendment: Create a new section titled Fully Contained Communities establishing criteria meeting the requirements and intent of GMA**
1. Planning Commission deliberation.
 2. Motion.
- F. Docket 07-06 Keechelus Ridge HOA Map Amendment: Commercial Forest to Rural for approximately 666 acres**
1. Planning Commission deliberation.
 2. Motion.
- G. Docket 07-07 City of Cle Elum (in cooperation with Central Cascade Land Company, Inc.) Map Amendment: Rural to City of Cle Elum Urban Growth Area (Industrial) for approximately 90 acres**
1. Planning Commission deliberation.
 2. Motion.
- H. Docket 07-08 Merle Thompson Map Amendment: Agricultural to Urban Residential for 10.49 acres (Rezone submitted: Z-07-12, Thompson Rezone, AG-20 to Residential)**
1. Planning Commission deliberation.
 2. Motion.
- I. Docket 07-09 Lee Beedle Map Amendment: Rural to Commercial for 1.36 acres (Rezone submitted: Z-07-13, Beedle Rezone, AG-3 to Limited Commercial)**
1. Planning Commission deliberation.
 2. Motion.