



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”

February 9, 2026

Trace Regan
958 2nd St.
Mukilteo, WA 98275-1638

John Fuchs
11606 206th Ave. Ct. E
Bonney Lake, WA 98391

Savannah Inglis
26020 Lawson St.
Black Diamond, WA 98010

RE: VA-26-00001 Regan – Deemed Complete

Parcel # 116734

Dear Applicants,

Kittitas County Community Development Services (CDS) received your Zoning Variance Application on January 26, 2026, to reduce the 15-foot side yard setback in the Rural-5 zoning designation by 10 feet, and the 25-foot front yard setback by 15 feet (KCC 17.30A.050). Kittitas County has determined your application to be **complete** as of February 9, 2026.

Continued processing of your application will include, but is not limited to, the following actions:

1. A Notice of Application will be published in the newspaper of record and sent to all adjoining property owners, governmental agencies, and interested persons. This includes a 15-day comment period.
2. Consideration of written comments from all adjoining property owners, governmental agencies, and interested persons.
3. A decision will be issued based upon comments received, and the proposal's consistency with Kittitas County Code 17.84, along with any other applicable codes and statutes.

If you have any questions regarding this matter, I can be reached by e-mail at zach.torrancesmith@co.kittitas.wa.us or phone at 509-962-7079.

Sincerely,

Zach Torrance-Smith
Planner I
Kittitas County Community Development Services
411 N Ruby St # 2, Ellensburg, WA 98926