



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

NOTICE OF APPLICATION

Notice of Application: Thursday, July 17, 2025

Application Received: Wednesday, July 2, 2025

Application Complete: Wednesday, July 16, 2025

Project Name (VA-25-00004): Jones Setback Variance

Applicant: David J. Jones (Landowner)

Location: The subject property is parcel #520234, located at 51 Blue Agate Lane, approximately 1.01 miles Northwest of Roslyn, WA. The property is in Section 12, Township 20, Range 14 in Kittitas County. Map number 20-14-12051-0113. The property is 0.42 acres and is zoned Residential with a LAMIRD land use designation.

Proposal: The proposal requests a 10-foot reduction from the 15-foot front lot line required setback for an accessory structure. The 15-foot front lot line setback requirements come from KCC 17.16.060. If the variance is approved, it would result in a 5-foot front lot line structural setback for the accessory structure.

Materials Available for Review: The submitted application and related filed documents may be examined on CDS website at <http://www.co.kittitas.wa.us/cds/land-use/default.aspx>, and by navigating to “Zoning Variances” & “VA-25-00004 Jones”. They can also be examined by the public at the Kittitas County Community Development Services (CDS) office at 411 N. Ruby Street, Suite 2, Ellensburg, Washington, 98926. Phone: 509-962-7506.

Written Comments on this proposal can be submitted to CDS any time prior to **5:00 p.m. on August 8, 2025**. Any person has the right to comment on the application and request a copy of the decision once made.

Under Title 15A.03.080 and 17.84.010, Zoning Variances are processed in an abbreviated administrative format, which does not involve a public hearing. All comments will be considered in the decision-making process, and any person has the right to comment on this application and receive notification of the Community Development Services administrative decision, once made. A Notice of Decision will be published once a decision is made. Appeals to an administrative land use decision may be filed within 10 working days with Community Development Services as outlined in Chapter 15A.07 of the Kittitas County Code. The current appeal fee is \$1670.

Designated Permit Coordinator (staff contact): Zach Torrance-Smith, Staff Planner: (509) 962-7079; email at zach.torrancesmith@co.kittitas.wa.us.