

Jeff Watson

From: Jeff Watson
Sent: Thursday, February 28, 2013 5:16 PM
To: 'Melissa Hansen'
Subject: RE: Barnes (SP-12-00008)
Attachments: SP-12-00008 Barnes Preliminary Plat.pdf; SP-12-00008 Barnes Adjacent Properties Map Compressed.pdf; SP-12-00008 Barnes Adjacent Properties Labels.pdf

Mr. and Mrs. Hansen,

Thank you for your inquiry and input; I cannot explain why some of the .pdf files loaded on to the web site have failed to download, we have had others complain of the same problem, but as of yet Information Services has been unable to explain the anomalies. I have attached a copy of the preliminary plat map which should identify the proposed lot lines. Please let me know if you have any difficulty in loading or viewing.

On your second question; I have checked the records which indicate that the second "Mother in Law Cottage" residence was constructed on the property in 2005. At that time this was allowed under code for parcels greater than 20 acres in size in the Agriculture 20 zone. Current code requires an Administrative Use permit to construct Accessory Dwelling Units in all zones outside of Urban Growth Areas; these are usually approved.

On your third question; County code requires that we notify all residences "... located within 500 feet of any portion of the boundary of the proposal's tax parcel or lot of record..." This is accomplished by utilizing the County Geographic Information System and is illustrated by the Adjacent Properties Map (also attached) which then generates the mailing labels (also attached) based on the tax parcel information acquired by the Assessor's office. Admittedly our parcel layer is not as perfect as we would like, but it is the best available tool we have. We would welcome any input with regard to substantial errors in this data set. As a side note; State law and County code require approval from the appropriate irrigation entity of all subdivisions within their district boundaries. In this case we have given notice to the KRD, and will not grant final approval without their blessing.

I will place your email and my response in the record and in doing so you will become a party of record in this process which entitle you to, among other things, be notified of the decision and appeal it whatever it may be. Please let me know if I can be of further assistance or provide any additional documentation. I will once again post a notification to information services about the file download issue.

Best regards,

Jeffrey A. Watson
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-----Original Message-----

From: Melissa Hansen [mailto:mhansen@fairpoint.net]
Sent: Thursday, February 28, 2013 8:59 AM
To: Jeff Watson
Subject: Barnes (SP-12-00008)

Dear Jeff,

We received the notice of application of the short plat submitted for Betty Barnes, a neighbor of ours. We visited the web site listed to obtain a map of where the 3 acre lot split is proposed, but were unable to download the appropriate document. Some of the materials on the list downloaded, but most (including a map that would show where the split is proposed) would just stall and freeze our computer. We are on a DSL line and usually don't have a problem. Would you kindly mail us a copy of the survey map that shows where the split is proposed?

Several years ago, a new house was built on the Barnes property. Does the current application mean that another house will be built? It would seem that landowners would take care of short platting before construction of another house on the property, and not attempt to do it after the fact.

Also, I am curious why neighbors that adjoin the Barnes property or that share KRD water with Barnes through the same weir did not receive a notice? How does your department determine who receives the notice of application?

We look forward to your response,

Mark and Melissa Hansen
110 Camion Road
Ellensburg, WA 98926