



# KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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Office 509-962-7506

Building Partnerships - Building Communities

## NOTICE OF APPLICATION

**Notice of Application: March 16, 2023**

**Application Received: February 28, 2023**

**Application Complete: March 9, 2023**

**Project Name (VA-23-00004): Kosar Setback Variance**

**Applicant:** Erik Kosar (Landowner)

**Location:** The subject property is parcel # 902134 located at 31 Eagle View Road in Ronald, WA bearing Assessor's Map number 20-14-02051-0958.

**Proposal:** The proposal requests a 10-foot reduction on the east property line from the 25-foot front lot line setback requirement in KCC 17.30.050 for a garage and loft. This would result in a 15-foot front structural setback from the east property line if the variance is approved. The property is zoned Rural Recreation in a Rural Recreation Land Use designation.

**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 "Setback Variance" & "VA-23-00004 Kosar". 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 during regular business hours. Phone: 509-962-7506

**Written Comments** on this proposal can be submitted to CDS any time prior to 5:00 p.m. on **April 3, 2023**. 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):** Jeremiah Cromie, Staff Planner: (509) 962-7046; email at [jeremiah.cromie@co.kittitas.wa.us](mailto:jeremiah.cromie@co.kittitas.wa.us)