



## CHELAN COUNTY HEARING EXAMINER

Chelan County Administration Building, Meeting Room 1,  
400 Douglas Street, Wenatchee, WA 98801.

July 1, 2026 at 9:00 A.M.

Chelan County Hearing Examiner: Andrew Kottkamp

Chelan County Staff: Ashley Fernandez, Susan Dretke, Torrey Kynaston

Public/Agencies present: Gina & Tyler Long, Jeff Sutton

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### **AGENDA:**

#### I. CALL TO ORDER

Hearing Examiner Kottkamp called the Hearing to order at 9:00 AM. No objections were given to Mr. Kottkamp running today's hearing.

Instruction was given to attendees on how the hearing is conducted and how to participate, testify, and appeal a decision.

#### II. PUBLIC HEARINGS

**CUP 26-078 Henderson Highlands, Inc** - An application for a Conditional Use Permit has been submitted by Henderson Highlands, Inc (owner/applicant) for a new high impact utility. The applicant proposes to construct a new Group A water system to serve 14 residential lots. The property is zoned Rural Residential/Resource 5 (RR5). Address Unassigned, Chelan, WA 98816 and is identified by Assessor's Parcel number: 28-22-34-440-080

Mr. Kottkamp discussed the application details and entered the staff report, application materials, site plans, public comments, and the entire planning staff file into record.

Chelan County Planner, Susan Dretke, presents the application; the proposed project meets the Chelan County code criteria for approval.

Sworn in to testify was Jeff Sutton. Mr. Sutton presents the application details and acknowledges the staff report and conditions provided by Chelan County Community Development.

With nothing further from the public, agent, or staff, Mr. Kottkamp closes the record and will have a written decision within 10 working days.

**CUP 26-101 Long** - An application for a Conditional Use Permit has been submitted by Tyler and Gina Long (owner/applicant) for a Bed & Breakfast located within the Leavenworth UGA. The applicant proposes to operate a bed and breakfast out of the detached accessory dwelling unit as a nightly rental year-round. The property is Residential 8 District (R8) within in the Leavenworth UGA. 12564 Spring St, Leavenworth, WA 98826 and is identified by Assessor's Parcel number: 24-17-02-670-069

Mr. Kottkamp discussed the application details and entered the staff report, application materials, site plans, public comments, and the entire planning staff file into record.

Chelan County Planner, Torrey Kynaston, presents the staff report and exhibits submitted into the record.

Sworn in to testify was Tyler Long, the applicant and owner of the property. Mr. Long presents his application details and acknowledges the staff report and conditions provided by Chelan County Community Development.

With nothing further from the public, agent, or staff, Mr. Kottkamp closes the record and will have a written decision within 10 working days.

### III. ADJOURNMENT

Hearing Examiner Kottkamp adjourned the July 1, 2026 meeting.