



CHELAN COUNTY HEARING EXAMINER

Chelan County Administration Building, Room 1

This public hearing will be in a videoconferencing format due to the ongoing precautions associated COVID-19. Additional instruction to attend this hearing remotely will be posted on the website of Community Development. If you should have any questions, please contact the Planner, RJ Lott, at RJ.Lott@co.chelan.wa.us or 509-667-6515.

June 3, 2020, 9:00 am

Chelan County Hearing Examiner: Andrew Kottkamp

Chelan County Staff: Planner – Emily Morgan, Administrative Supervisor – Lynn Machado

Public/Agencies: Anne Hessburg, Stacy Lloyd

AGENDA:

I. CALL TO ORDER

Hearing Examiner Kottkamp called the Hearing to order at 9:02 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

SP2019-038: The Development Agreement for Short Plat #2019-038 for Randy and Stacy Lloyd is to defer frontage improvements on Riverview Cemetery Road in accordance with the approved Conditions of Approval dated March 24, 2020. **Presented by Public Works**

Mr. Kottkamp discussed the application details, application materials, site plans, development agreement and entire planning staff files into the record.

Stacy Lloyd was sworn in as the applicant. She agrees with the proposed development agreement with Chelan County Public Works.

With no members of the public present, Mr. Kottkamp closed the public portion of the record on the matter.

SDP 20-012 / SV 20-003: Applications for a shoreline substantial development permit and shoreline variance were submitted by Grette Associates, LLC (agent) on behalf of James &

Donna Britt (owner) for the installation of a new 697 sq. ft. dock and access stair structure on Lake Chelan. The application was received on March 3, 2020 and deemed complete on March 27, 2020. The project proposes a new "L" shaped dock that would consist of (3) sections: a 6 ft. x 50 ft. pier, a 4 ft. x 30 ft. gangway, and a 8 ft. x 35 ft. float with a 5 ft. x 5 ft. float extension. The pier would begin approximately 2 ft. waterward of the OHWM of Lake Chelan and extend 88 ft. to a water depth of approximately 18 ft. to 22 ft. The proposed stairs would be 5 ft. in width and sit atop a 5 ft. x 4 ft. x 2 ft. concrete landing; the stairs are to be located landward of the OHWM. The proposed dock project exceeds the allowable length and dimensional area of the Chelan County Shoreline Master Program (CCSMP). The shoreline variance is requested in order to construct a larger than allowed dock per CCSMP regulations as the project location is remote with boat only access and requires the dock to be accessed year round. The subject property is located within the Rural Residential/Resource 20 Acres (RR20) zoning district and holds a 'natural' shoreline environment designation for Lake Chelan, a shoreline of statewide significance. The subject property is identified by Assessor's Parcel No.: 32-18-06-420-020 and is located in Stehekin; access to the subject property is by boat only. The application includes a JARPA and SEPA Checklist. **Planner – Emily Morgan**

Mr. Kottkamp discussed the application details, and entered the staff-report, attachments to the staff-report, application materials, site plans, and entire planning staff files into the record. Planner Emily Morgan explained the application. Staff recommends approval as conditioned.

Anne Hessburg was sworn in, as an agent, on behalf of the applicant. She stated the access to the property is by boat only and the dock will only be used to access said property.

With no members of the public present, Mr. Kottkamp closed the public portion of the record on the matter.

III. ADJOURNMENT

Hearing Examiner Kottkamp adjourned the June 3, 2020, meeting.