



# Kitsap County Department of Community Development

## Hearing Examiner Agenda

**THURSDAY, JUNE 9, 2022**

Please click the link below to join the Hearing webinar:

<https://us02web.zoom.us/j/89649900408>

**OR Join by Phone: 253-215-8782**

**Webinar ID: 896 4990 0408**

**Password: 366964**

**Public Hearing(s)** will be conducted by Kitsap County Hearing Examiner, in a hybrid format, **accessible remotely, via \*weblink or dial-in phone number, or in-person** in the Board of County Commissioners' Chambers at **619 Division Street, Port Orchard WA on THURSDAY, MAY 26, 2022 at 9:00 A.M.** on the following application(s):

**The Kitsap County Hearing Examiner holds hearings in a remote/hybrid format.** The Hearing Examiner, applicant(s), staff, interested parties and the public may link into the hearing through video conference, or telephonically through a call-in number. **All interested persons are welcome to attend this hearing either remotely, or in person at the listed address.**

**\*Remote Access information** including links, and **Staff Reports** for each application will be made available for public viewing and **can be found on the Department of Community Development's website,** <https://spf.kitsapgov.com/dcd/Pages/HearingExaminer.aspx> or requested by calling (360) 337-5777.

**DCD strongly encourages submitting any comments, in writing, directly to the listed DCD Staff Planner. These comments will be provided to the Hearing Examiner and DCD for consideration and included as part of the official record.** Please send comments as early as possible so they may be addressed appropriately in time for the hearing.

### **Hearing Start Time - 9:00 A.M.**

**For Hearings with multiple agenda items:** Start times for each item will vary depending on the complexity and level of public interest of the projects prior. For approximate start times, please contact the Planner for the project you are interested in.

### **AGENDA ITEM (A)**

#### **21-04994: Olsen Type III Stream Variance (CVAR)**

Due to the presence of a fish-type creek on the property, a Critical Area Variance is required in order to build a residence on the parcel. The property is a legally platted, non-conforming lot. Due to the small lot size, drainfield separation requirements, lot configuration, and required parking spaces, the variance application is needed to approve residential development of the parcel. Adherence to the 150-foot stream buffer

would preclude development of the property. The request is to reduce the buffer to 35 feet, with a reduced building setback of 5 feet, in order to build a modest-sized two-story single family residence. Invasive species removal and buffer enhancements are proposed as mitigation for buffer impacts. A habitat management plan, buffer enhancement and monitoring and maintenance plan has been provided. The proposal is SEPA exempt.

**Project Location:** 24495 South Kingston Road NE, Kingston WA 98346; North Kitsap

**Applicant/Owner of Record:** Crosby Olsen & Amy Butler, Bainbridge Island WA

**Engineer:** David Bannon, Poulsbo WA

**Biologist:** Christy N. Christensen, Bremerton WA

**DCD Staff Planner:** Steve Heacock at (360) 337- 5777.

**PLEASE NOTE:** This project is SEPA Exempt under KCC 18.04 State Environmental Policy Act.

The file(s) pertaining to the above case(s) are available for public viewing, by contacting the Department of Community Development by emailing: [help@kitsap1.com](mailto:help@kitsap1.com) 'ATTN: Clerk of the Hearing Examiner', or by calling (360) 337-5777 between the hours of 8:00 AM and 4:00 PM, Monday through Thursday or Friday from 9:00 AM to 1:00 PM.

If you have any questions regarding project proposals or project-specific issues, please contact the DCD Staff Planner indicated above.

If you have procedural questions about the public hearings process, please contact the Clerk to the Hearing Examiner emailing: [help@kitsap1.com](mailto:help@kitsap1.com) 'ATTN: Clerk of the Hearing Examiner', or by calling (360) 337-5777.

You may submit your comments in writing seven (7) days prior to or at the hearing.

**Due to COVID-19 Stay Home Stay Safe measures, the record will be kept open for 7 days following the hearing** to allow for additional comments. You may send these comments via email to: [help@kitsap1.com](mailto:help@kitsap1.com) 'ATTN: Clerk of the Hearing Examiner'

Kitsap County does not discriminate on the basis of disability. Individuals who require accommodations at the public hearing, or who require this information in a different format, should contact the ADA Coordinator at (360) 337-5777 (voice) or (TDD) (360) 337-7275 or (800) 816-2782. Please provide two weeks' notice for accommodations, if possible.

OFFICE OF THE KITSAP COUNTY HEARING EXAMINER

<https://spf.kitsapgov.com/dcd/Pages/HearingExaminer.aspx>