



Hearing Examiner Agenda

THURSDAY, MAY 8, 2025

Please click the link below to join the Hearing webinar remotely:

<https://us02web.zoom.us/j/81934988927>

OR Join by Phone: 253-215-8782

Webinar ID: 819 3498 8927 Password: 492205

OR Attend in person: 619 Division Street, Port Orchard WA

Public Hearing(s) will be conducted by Kitsap County Hearing Examiner, on the following application(s), on **THURSDAY, MAY 8, 2025 at 9:00 A.M.**

The Kitsap County Hearing Examiner holds hearings in a remote/hybrid format, accessible remotely, via *weblink or dial-in phone number, or in-person. 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 Board of County Commissioners' Chambers at 619 Division Street, Port Orchard WA.**

***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://www.kitsap.gov/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.

AGENDA ITEM (A)

24-02558: Hager-Palermo Conditional Use for Accessory Dwelling Unit (CUP-ADU)

Project Description: Applicant proposes converting a 484 square foot existing accessory structure into an Accessory Dwelling Unit (ADU). The Detached ADU will be accessory to the Primary Residence which measures 1666 square feet of habitable area. There will be no change to the exterior or access for the structure.

Project Location: 23468 Clear Creek Rd NW, Poulsbo WA 98370

Applicant/Owner of Record: Daniel Hager & Dianna Palermo, Poulsbo WA

PLEASE NOTE: THE DEPARTMENT HAS ISSUED A DETERMINATION OF NON-SIGNIFICANCE (DNS) FOR THIS PROJECT. ANY DNS APPEAL FILED WILL BE COMBINED WITH AND HEARD AT THE PUBLIC HEARING.

AGENDA ITEM (B)

Permit 24-04433: MORTON - Critical Area Variance Type III for 70% Buffer Reduction in Wetland A (CVAR

Project Description: Applicant is seeking a Critical Area Variance from the wetland buffer provisions of KCC 19.200.220.A to allow for development within the buffer of Wetland A (58,060 SF), which will result in a minimum buffer of 33' at the narrowest point (a 70% reduction from the standard buffer of 110'). Critical Area Variance Type III for 70% Buffer Reduction to Wetland A.

Project Location: 9389 Lawrence Dr SE, Port Orchard WA 98367

Applicant/Owner of Record: Ryan Morton, Port Orchard WA

PLEASE NOTE: THIS PROJECT IS 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 'ATTN: Clerk of the Hearing Examiner', or by calling (360) 337-5777.

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 'ATTN: Clerk of the Hearing Examiner', or by calling (360) 337-5777.

The Hearing Examiner may leave the record open at their discretion to accommodate submission of written comments. If allowed, you may send comments to 'Attention: Clerk to the Hearing Examiner' via email at help@kitsap1.com or mail to 619 Division Street MS-36, Port Orchard WA 98366.

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://www.kitsap.gov/dcd/Pages/HearingExaminer.aspx>