



# Kitsap County Hearing Examiner

COUNTY COURTHOUSE, 614 DIVISION STREET MS-36  
[http://www.kitsapgov.com/dcd/lu\\_env/he/](http://www.kitsapgov.com/dcd/lu_env/he/)

PORT ORCHARD WASHINGTON 98366-4682  
(360) 337-7181 FAX (360) 337-4925  
[kashcraf@co.kitsap.wa.us](mailto:kashcraf@co.kitsap.wa.us)

## THURSDAY, OCTOBER 22 2009

Public Hearings will be conducted by Kitsap County Hearing Examiner, on the following application(s), on **Thursday, October 22, 2009** at the Board of County Commissioners Chambers, Administration Building 619 Division Street, Port Orchard, WA 98366, at the times set forth or as soon thereafter as possible. Staff reports will be available for public inspection seven days prior to the meeting, at the Department of Community Development.

**10:00 A.M.**

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

#### **SPRUCE HOUSE – CONDITIONAL USE PERMIT**

Tri Hutch, P. O. Box 482, Manchester, 98353 has submitted a Conditional Use Permit application proposing to construct a three-story mixed use structure within the Manchester Village Commercial zone (MVC). The proposed project includes below grade parking, with 7,455 square feet of retail/office space on the main/ground floor and two stories above consisting of nine multi-family condominiums. The total building square footage is 54,777 square feet. The .53 acre site is located on the corner of Colchester Drive and Spruce Street, South Kitsap County, Commissioner District #2. The proposed project will be served by public sewer Kitsap County Department of Public Works and water will be provided by Manchester Water District. Owner of Record: Tri Hutch, P.O. Box 482, Manchester, 98353. Project Representative: William M. Palmer, WM Palmer Consultants, P.O. Box 6, Port Orchard, 98366, (360) 769-2434. Project DCD Staff Planner: Dennis Oost at (360) 337-5777.

**1:00 P.M.**

### **AGENDA ITEM (B)**

#### **UELAND TREE FARM MINERAL RESOURCES DEVELOPMENT – CONDITIONAL USE PERMIT & FINAL ENVIRONMENTAL IMPACT STATEMENT (FEIS) APPEAL (CONTINUED FROM OCTOBER 8, 2009)**

Craig Ueland, Ueland Tree Farm, 16419 Maplewild Avenue SW, Seattle, 98166 has submitted a Conditional Use Permit application and Mineral Extraction Overlay Designation request proposing to develop a mineral resource extraction project consisting of two sand and gravel pits on the base of the Ueland Tree Farm. The project is located on a 152.5 acre parcel in the Ueland Tree Farm area. The project is zoned R-100 (Residential Single-Family) in the Central Kitsap County Planning District #3. The project is zoned R-100 (Residential Single-Family). The project is located on the Ueland Tree Farm. Owner of Record: Ueland Tree Farm, 16419 Maplewild Avenue SW, Seattle, 98166. Project Engineer: Parametrix, Inc., John Burk, P.E., 4660 Kitsap Way, Suite A, Bremerton, 98312, (360) 377-0014. DCD Staff Planner: Dennis Oost at (360) 337-5777.

**Continued to Monday, 9 Nov 2009 at 10AM**

## **AGENDA FOR OCTOBER 22, 2009**

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The file(s) pertaining to the above case(s) are available for public inspection at the Department of Community Development at the Administration Building, 619 Division Street, Port Orchard, between the hours of 10:00 AM and 3:45 PM, Monday through Thursday by appointment only. You may make an appointment by calling me at (360) 337-4487.

If you have any questions regarding project proposals or project-specific issues, please contact the Department of Community Development Staff indicated above. If you have procedural questions about the public hearings process, please contact me at (360) 337-4487 or by e-mail at [kashcraf@co.kitsap.wa.us](mailto:kashcraf@co.kitsap.wa.us). All Interested persons are welcome to attend the public hearing. You may submit your comments in writing seven (7) days prior to or at the hearing. You may send these comments through the mail, e-mail or fax (360) 337-4925 attention: Karen Ashcraft.

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 DCD 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.

KAREN ASHCRAFT  
OFFICE OF THE KITSAP COUNTY HEARING EXAMINER  
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