



## Kitsap County Department of Community Development

### Hearing Examiner Agenda

**THURSDAY, MAY 12, 2022**

Please click the link below to join the Hearing webinar:

<https://us02web.zoom.us/j/81768727023>

**OR**

Join by Phone: 253-215-8782 Webinar ID: 817 6872 7023 Password: 824173

Public Hearing(s) will be conducted by Kitsap County Hearing Examiner, on the following application(s), on **THURSDAY, MAY 12, 2022** at **9:00 A.M.**

**Per Governor Inslee's Open Public Meetings Act Proclamation Order, the Kitsap County Hearing Examiner will be holding all public hearings remotely** until further noticed. Applicant(s), public, and assigned planner(s) may link into the hearing through video conference, or telephonically through a call-in number. All interested persons are welcome to attend the hearing.

**Remote Access information/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. Your patience during this unprecedented time is appreciated.

**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)**

##### **21-02736: Laymance Accessory Dwelling Unit – Conditional Use Permit- Accessory Dwelling Unit (CUP-ADU)**

**Project Description:** Proposal is for a Conditional Use Permit (CUP) to convert an existing garage to an Accessory Dwelling Unit. The habitable portion of the ADU will be 558 square feet. The lot is developed with a 1,152 square foot manufactured home..

**Project Location:** 3605 Salmonberry Drive SE, Port Orchard WA; South Kitsap

**Owner of Record:** Marjorie Laymance, Port Orchard

**Applicant/Representative:** Jeff Coombe, JCM Property Mgmt, Silverdale WA

**DCD Staff Planner:** Colin Poff at (360) 337- 5777.

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

**AGENDA ITEM (B) – THIS ITEM HAS BEEN RESCHEDULED TO 05/26/2022**  
~~20-06035: Lake Tahuya – Access Development Shoreline Substantial Development Permit (SSDP)~~

**Project Description:** The proposed project is to construct an access area and small boat hand launch on the shore of Lake Tahuya. The proposed structures include an asphalt paved entrance to the access site, a gravel parking lot with approximately seven vehicle spaces, an ADA accessible CXT vault toilet adjacent to one asphalt paved ADA parking space, a geogrid trail from the gravel parking area to the lakeshore, a stormwater detention basin, and a fence along the north property boundary. The project does not require new or maintenance dredging, or shoreline stabilization and has been designed to the minimize impacts to the shoreline and critical areas to the maximum extent practicable. Due to size constraints of the property, the project cannot be constructed outside of the vegetated wetland buffer. Strict adherence to the standard buffer widths will preclude the construction of a public access site on publicly owned lands.

**Project Location:** Nearest Road Intersection: Gold Creek Rd NW and Percheron Lane NW; Central Kitsap

**Owner of Record:** State Agency Lands, WA State

**Applicant/Authorized Agent:** Alex Laughtin, WA State Dept of Fish & Wildlife

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

**PLEASE NOTE:** The project SEPA Determination of Non-Significance (DNS) was issued by the Washington State Department of Fish and Wildlife on November 9, 2020 for a 14-day comment period. There were no SEPA comments or appeals, so the SEPA decision is considered final.

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>