



CHELAN COUNTY HEARING EXAMINER

Meeting Agenda

MEETING DATE: **Wednesday October 7, 2026**

TIME: **9:00 A.M.**

HEARING EXAMINER: **Andrew Kottkamp**

Join Zoom Meeting:

Meeting ID: 829 0627 4571

Passcode: 344922

<https://us02web.zoom.us/j/82906274571?pwd=573AqPtZ77qTVkvCTaB4CtiF1B9lvS.1>

I. CALL TO ORDER

II. PUBLIC HEARING

PA 26-190 Noche Vista LLC - An application for a Plat Amendment was submitted by Makena McCombs (Agent) in behalf of Noche Vista LLC (Owner). The purpose of the Plat amendment is to relocate a section of a trail easement located in the southwest corner of the Bandera Plat (Chelan County File No. PL 2004-005). The existing trail easement currently runs through the middle of three proposed residential lots that are being developed as part of the Noche Vista Plat (Chelan County File Number PL 2022-302) The trail easement proposed for relocation was established with the recording of the Bandera at Bear Mountain Ranch Plat. The purpose of the easement was to provide maintenance access from Golf Course Road to the Bear Mountain Ranch Golf Course. Address: Unassigned Chelan, WA 98816; APN: 27-22-18-480-765

SDP 26-126 & SV 26-127 Buckley – Applications for a Shoreline Substantial Development Permit and a Shoreline Variance were submitted for the shoreline development of a residential parcel located within the 'Urban' shoreline designation on Lake Chelan. The applicant is seeking an After-the-fact Shoreline Variance to reduce the shoreline buffer to 5' to accommodate a 4' retaining wall that was constructed to support the swimming pool authorized under BP 220513. The applicant is also seeking an after-the-fact Shoreline Development Permit for a shoreline access trail and 2' extension of the

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existing bulkhead. The subject property is within the Residential Low (RL) zoning district within the Urban Growth Area of Chelan. Address: 3780 US HWY 97A Chelan, WA 98816; APN: 27-22-16-130-075

III. ADJOURNMENT

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