



CHELAN COUNTY HEARING EXAMINER

Chelan County Administration Building

This public hearing will be in a videoconferencing format.

Join Zoom Meeting

MEETING DATE:

Wednesday August 21, 2024

TIME:

1:00 P.M.

HEARING EXAMINER:

Andrew Kottkamp

Join Zoom Meeting

<https://us02web.zoom.us/j/87946889029?pwd=bA8eF6GVBOncW7Ndc5odcmGbeSwMN.1>

Meeting ID: 879 4688 9029

Passcode: 802839

I. CALL TO ORDER

II. PUBLIC HEARING

SDP 24-101/SCUP 24-102 Yakama Nation Fisheries - An application for a Shoreline Development Permit (SDP) together with a Shoreline Conditional Use Permit (SCUP) has been submitted by Ryan Walker (agent) on behalf of the Yakama Nation Fisheries to develop a new Chinook and Coho Salmon acclimation site at the Trinity property. This proposed development was originally granted permits in 2017; however, these permits expired before the project could be constructed. The proposed development of the acclimation site consists of construction of three new 30 ft diameter acclimation tanks with pole buildings over the tanks for winter protection, the construction of a new semi-natural uncovered acclimation pond adjacent to two of the tanks, the re-routing of tailrace water from the existing Trinity power house to supply the new acclimation tanks and pond, the installation of a well and generator as emergency backup water and power for the new acclimation facility, installation of a graveled access road to the new tank and pond site, and the construction of a new semi-natural return channel between the new acclimation pond and Phelps Creek. The project would utilize the existing man-made pond and its return ditch as the second acclimation pond at the site. By utilizing the existing pond, the applicant avoids construction of a second new pond on the parcel. The proposed project is located both within and outside of the 150 ft Natural shoreline buffer of Phelps Creek and is located entirely outside of the 150 ft Natural shoreline buffer of the Chiwawa River. Water-dependent aquaculture is an allowed use

in the Natural shoreline designation pending the approval of a SCUP per CCSMP Table 3.6-a and Chapter 5.4. The project would impact both mature and immature trees within the shoreline buffer of Phelps Creek. A habitat management and mitigation plan has been prepared to address unavoidable project impacts and is attached to this application. Ultimately, after the installation of mitigation vegetation at the site, the project would result in no-net-loss of ecological value or function. The subject property is located at NNA Chiwawa River USFS 6200 Rd., Leavenworth, WA, within the Commercial Forest Lands (FC) zoning district and the 'Natural' environmental shoreline designation for Phelps Creek and Chiwawa River, a shoreline of the state. 22861 Chiwawa River USFS 6200 Rd., Leavenworth, WA 98826; and identified by Assessor's Parcel No.: 30-16-27-220-100.

Alex White – Planner II

CUPA 23-377 Self's Motel/Haueter - An application for a Conditional Use Permit Amendment for the placement of an additional five (5) mobile homes to partially approved CUP 22-047. The subject property is 2.38 acres within the Rural Residential/Resource 5 (RR5) zoning district. Primary access is from Self's Motel Road, potable water is provided by an on-site well, septic was approved by the Chelan-Douglas Health District. 3601 Self's Motel Rd., Cashmere, WA 98815; and identified by Assessor's Parcel No.: 23-19-11-220-400. – **Jamie Strother – Senior Planner**

AA 24-257 Lutes - A request for an Administrative Appeal was submitted to appeal Citation CE 22-0012-1 issued on Code Enforcement case CE 22-0012 for operating a short-term rental without required permit. On June 18, 2024 the property owner was issued a Citation for violation of Chelan County Code 11.88.290 Short Term Rental Regulations for operating without Short Term Rental (STR) Permit as required by code. Owners had been made aware prior that operation without the required permit was a violation of County code which could result in further enforcement action. 3445 Wapato Lake Rd., Manson, WA 98831; and identified by Assessor's Parcel No.: 28-21-23-440-100. **Kirsten Ryles – STR Manager**

III. ADJOURNMENT