



Okanogan County Hearings Examiner Meeting Minutes

1 A regular session of the Okanogan County Hearings Examiner was held on July 11th, 2019 at
2 10:00 a.m. the Commissioners' Hearing Room, 123 5th Avenue North, Okanogan, Washington.

3 **OKANOGAN COUNTY STAFF:** Dan Beardslee Hearings Examiner, Perry Huston Director of
4 Planning, Senior Planner Char Schumacher, Natural Resource Planner Angie Hubbard, and
5 Rocky Robbins Planner 1.

6 **APPELLANT/APPLICANTS OR THEIR REPRESENTATIVES:**

7 **Others in Attendance:**

8 Mr. Beardslee opened the public hearing at 10:00 a.m. and explained the process of the
9 Hearings Examiner meeting.

10 **New Business**

11 **• Miller Appeal**

12 Perry Huston, Angie Hubbard and Char Schumacher sworn in. Perry presented the appeal and
13 gave history. He submitted his staff report for the Administrative appeal. Perry explained that
14 the issue is that work was done without applying for permits. The gazebo was constructed
15 without permits and there was clearing and grading in the shoreline jurisdiction was done
16 without the correct permits as well. Perry is asking that the appeal be denied and the applicant
17 submit the required applications for permits. Dan Beardslee asked if the Core of Engineers has
18 jurisdiction. Perry explained what the chain of approval is at this time and why he directs the
19 applicants to contact the agency. Dan asked for clarification as to which constructions require
20 building permits. Char Schumacher explained the financial threshold between the SDP and the
21 Shoreline Exemption.

22 Mark Miller sworn in and gave testimony. Mark is the appellant for the landowner. He stated
23 that he had a member of DNR come and look at the land, spoke to WDFW and Army Corps of
24 Engineers and was told he would not need permits. He claims that the structure that was
25 constructed was to replace the one that was lost in the Complex Fire. He states that no work
26 has been done since the Stop Work Order was received and would like to continue with
27 restoration work. He would also like relief of the 4th requirement from Perry's recommendations.
28 Dan asked if Mark believed that an SDP was not required. Mark stated that he believed that the
29 use and maintenance of the road used would not require an SDP. Mark states that he would

30 like to submit the SDP and follow all requirements except the 4th requirement from Perry. He
31 stated that they are not going to restore the other improvements on the land.

32 Mike Leskey, consultant, sworn in and gave testimony. He has been hired to help Mark with the
33 permitting process. He asked who the point of contact is for the SDP. Dan explained that it's
34 Perry Huston. Mike also asked if there is a list of the appropriate vegetation use to restore the
35 shoreline environment. Dan explained that all of the questions asked would be worked out
36 during the permitting process.

37 Perry Huston submitted 2 photos showing the building constructed. Dan stated that he will be
38 making a site visit as well. Dan closed the record.

39 **• Continued SVAR Storrs**

40 Angie Hubbard, already sworn in, presented her staff report and explained the purpose of the
41 continuance. Dan asked Perry if he found any stream gauge records as was asked. Perry said
42 that neither he nor his staff have found anything.

43 Jason Storrs sworn in and gave testimony. He stated that he is trying to build a primary
44 residence. The size of the lot makes it difficult to build with the amount of land that is in the new
45 shoreline jurisdiction. He feels comfortable following the plans that were submitted.

46 Laura Super, program manager for MVCC, sworn in and read the statement she prepared. The
47 MVCC supports the project because of the submitted mitigation plans and the new regulations
48 that were placed after partial work was done.

49 Dan Beardslee closed the record.

50 **• Long Plat 2019-1 Eastlake Shores**

51 Char Schumacher, already sworn in, presented her staff report and entered into record the
52 Affidavit of Posting that was received after the staff report was completed.

53 Jake Barker, applicant, sworn in and gave testimony. He has no objections to the conditions of
54 approval and would like to get approval.

55 Dan Beardslee closed the record.

56

57
58 **Hearing Examiner closed the meeting:** 10:43 am

59
60 Rocky Robbins
61 Planner 1
62 Okanogan County Planning
63