



2ND REVISED Hearing Examiner Agenda

THURSDAY, JANUARY 23, 2025

Please click the link below to join the Hearing webinar remotely:

<https://us02web.zoom.us/j/83514773048>

OR Join by Phone: 253-215-8782

Webinar ID: 835 1477 3048 Password: 371260

OR Attend in person: 619 Division Street, Port Orchard WA

Public Hearing(s) will be conducted by Kitsap County Hearing Examiner, on the following application(s), on **THURSDAY, JANUARY 23, 2025 at 9:00 A.M.**

The Kitsap County Hearing Examiner holds hearings in a remote/hybrid format, accessible remotely, via *weblink or dial-in phone number, or in-person. The Hearing Examiner, applicant(s), staff, interested parties and the public may link into the hearing through video conference, or telephonically through a call-in number. **All interested persons are welcome to attend this hearing either remotely, or in person at the Board of County Commissioners' Chambers at 619 Division Street, Port Orchard WA.**

***Remote Access information including 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, www.kitsap.gov/dcd/Pages/HearingExaminer 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.

The following Agenda Item "D" previously scheduled for 1/23/2025 has been rescheduled to 2/13/2025

The following Agenda Item "A" previously scheduled for 1/23/2025 is cancelled. Please note Agenda Items "B" and "C" on this agenda will still be heard.

AGENDA ITEM (A) CANCELLED

~~24-02167: LITTEN – Conditional Use for Accessory Dwelling Unit (CUP-ADU)~~

~~Project Description:~~ The 2.88-acre property has a 2,118 SF primary single-family residence and the permit is to build a 875 SF accessory dwelling unit.

~~Project Location:~~ 25992 Rolling Hills PI NE, Poulsbo WA

~~Applicant/Owner of Record:~~ Bret & Kirstie Litten, Poulsbo WA

~~DCD Staff Planner:~~ Kate Millward at (360) 337-5777.

~~**PLEASE NOTE:** THE DEPARTMENT HAS ISSUED A 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)

24-02526: SAND - Conditional Use Permit for Accessory Dwelling Unit – (CUP-ADU)

Project Description: The 2.12-acre property has a 1,620 square foot manufactured home on site. The project proposes to add a 792 square foot manufactured home as an accessory dwelling unit.

Project Location: 24 SW Terrace Ln, Port Orchard WA

Applicant/Owner of Record: Thea Sand, Port Orchard WA

DCD Staff Planner: Kate Millward at (360) 337- 5777.

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

AGENDA ITEM (C)

24-02165: WEATHERBY - Zoning Variance for Setback Requirements (ZVAR-HE)

Project Description: Variance requesting a zoning setback reduction from 100 feet to 15 feet (85% reduction) to allow the construction of a single-family residence and necessary appurtenances on the property.

Project Location: 37190 Madrona Blvd NE, Hansville WA

Applicant/Owner of Record: Shelly & John Weatherby, Hansville WA

DCD Staff Planner: Erin Lewis at (360) 337- 5777.

PLEASE NOTE: THIS PROJECT IS SEPA EXEMPT UNDER KCC 18.04 STATE ENVIRONMENTAL POLICY ACT.

AGENDA ITEM (D) RESCHEDULED TO 2/13/2025

~~**24-01376: ROLOFF – Conditional Use Permit for Accessory Dwelling Unit (CUP-ADU)**~~

~~**Project Description:** The applicant proposes to convert an existing single-family residence into an accessory dwelling unit and construct a new single-family residence. The proposed accessory dwelling unit would be 890 square feet and the new primary residence will be 2,816 square feet.~~

~~**Project Location:** 8516 Orchard Ave SE, Port Orchard WA~~

~~**Applicant/Owner of Record:** Steven & Candyce Roloff, Port Orchard, WA~~

~~**DCD Staff Planner:** Izzy Lotz at (360) 337- 5777.~~

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

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 'ATTN: Clerk of the Hearing Examiner', or by calling (360) 337-5777.

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 '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. **The record will be kept open for 7 days following the hearing** to allow for additional comments. You may send these comments to 'Attention: Clerk to the Hearing Examiner' via email at help@kitsap1.com or mail to 619 Division Street MS-36, Port Orchard WA 98366.

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
www.kitsap.gov/dcd/Pages/HearingExaminer