

**COMMISSIONERS' MINUTES  
KITTTITAS COUNTY, WASHINGTON  
COMMISSIONERS AUDITORIUM  
SPECIAL MEETING**

**TUESDAY**

**2:00 P.M.**

**DECEMBER 4, 2018**

Board members present: Chairman Laura Osiadacz; Vice-Chairman Obie O'Brien; and Commissioner Cory Wright.

Others: Julie Kjorsvik, Clerk of the Board; Mark Cook, Public Works Director/Interim Engineer; Lindsey Ozbolt, Planning Official; Dan Carlson, CDS Director; Neil Caulkins, Deputy Prosecutor; Duana Kolouskova, Attorney representing the Appellant and approximately 10 members of the public.

**SPECIAL MEETING**

**APPEAL OF PW MAINTENANCE FACILITY**

**CDS**

At 2:02 p.m. **CHAIRMAN OSIADACZ** opened a Special Meeting to consider Appeals filed by Duana Kolouskova on behalf of the Citizens Alliance for Property Rights and Western Elite, Inc. Services and Doug Weis of the Kittitas County Community Development Services Determination of Non-Significance and Public Facilities Permit (PF-18-00001) for the Kittitas County Public Works Maintenance Facility.

**DUANA KOLOUSKOVA, ATTORNEY REPRESENTING THE APPELLANTS** explained how the project was more than a Maintenance facility, but rather included a sanding station, maintenance facility, as well as a future fueling station. She said they understand the need for the facility but something of that magnitude and the significant amount of trips that could result from it, there hadn't been the right amount of public process or review for the particular location. She indicated there was a need for analysis in various areas to ensure there's a better understanding of the project and asked the Board to remand it back to Staff. **STEVE HARPER** indicated he was not representing the City of Cle Elum. He expressed concerns over the safety of children during the school hours. **NOLAN WEIS, REPRESENTING THE CITY OF ROSLYN** said they agreed with the appeal and was concerned about the lack of transparency between the City of Roslyn and Kittitas County. He hoped everyone could work together to find a good location. **BRUCE COE** commented on the potential for increased traffic surrounding the property and the issues of a having a Transfer Station and a Public Works Facility in the same place. He requested the Board to remand it back to Staff and incorporate the cities input in order to come to a conclusion. **JERRY**

**MARTENS, CITIZENS ALLIANCE FOR PROPERTY RIGHTS** explained how everyone needed to comply with the Growth Management Act that includes long range planning. While he understands the need for the facility, it has to be planned and questioned if the County was following its own rules in order to protect the citizens. **DOUG WEIS** felt the project was out of place. He said a lot of the City Council members felt they would have had an opportunity to comment and they were shocked to find out there was no room for public comment.

**NEIL CAULKINS, DEPUTY PROSECTOR** reviewed the Growth Management Act, Comprehensive Plan and Development Regulations. He said Kittitas County is in compliance with GMA and the Development Regulations provides for a public facility permit to be considered through an Administrative process. He submitted information into the record relating to the connection of the public sewer system as well as a letter from the City of Cle Elum relating to the County meeting their requirements for servicing a new Upper County Shop facility with water and sewer. **MARK COOK, PUBLIC WORKS DIRECTOR/INTERIM ENGINEER** provided information on the transportation and impacts to the flood plain and stream. He addressed various concerns expressed by the appellant including impacts to traffic. **LINDSEY OZBOLT, PLANNING OFFICIAL** provided information on a letter received from the Department of Ecology need to protect Crystal Creek with buffers. She addressed information about public facility applications and zoning designations. She said according to Kittitas County Code there is no requirement to hold public meetings, nor a pre-application conference. She said public comments were received and had been provided to the applicant as well. **MR. CAULKINS** provided a recap and indicated the County had met all the requirements and the Board should deny the Appeal.

**MS. KOLOUSKOVA** indicated that although the process the County used was legal for the purposes of permitting, the Board of County Commissioners made the decision that they would allow for an open record hearing with an appeal. She said they have the ability to have an open record hearing process and she encouraged the Board to take the legal step and give the citizens an opportunity to provide input in which they deserve.

**COMMISSIONER O'BRIEN** moved to deny the Appeal filed by the Citizens Alliance for Property Rights and Western Elite, Inc. Services and Doug Weis of the Kittitas County Community Development Services and to uphold the Determination of Non-Significance and Public Facilities Permit for the Kittitas

County Public Works Maintenance Facility. **COMMISSIONER WRIGHT** seconded.

**COMMISSIONER O'BRIEN** explained reasons behind his decision to deny the Appeal including how various property sites had been evaluated by the operations people who have the most knowledge according to the Public Works Director, and the real estate transaction included a willing seller & willing buyer. He said the particular activity didn't warrant a traffic analysis and the facility would only be used by the County and not the public.

**COMMISSIONER WRIGHT** said although the site would be good, he was uncertain when it came to long term planning. He felt further issues needed to be looked into in determining the benefits. He felt it was important to continue to work on the mitigation piece and therefore would be voting to affirm the Appeal.

**CHAIRMAN OSIADACZ** explained how it was the job of the Board of Commissioners to uphold the laws of the State of Washington and the Codes of Kittitas County. She said she understands it's not an easy position to be in it's their job to make those difficult decisions. She said based on how it's currently set up, the County has met all the legal obligations. She reviewed the area and said there was like uses already in place including the Transfer Station, power lines, water treatment plant. She said she would be voting in favor to deny the Appeal as the Public Works Department, Community Development Services, and the County's Legal Staff have indicated the legal requirements have been met and the facility would provide a better service to its citizens by being in a more centrally located area.

Motion carried 2-1 to deny the appeal. (Commissioner Wright opposed the motion).

The meeting was adjourned at 4:10 p.m.

**CLERK OF THE BOARD**

  
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Julie Kjorsvik

**KITTITAS COUNTY COMMISSIONERS  
KITTITAS COUNTY, WASHINGTON**

  
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Laura Osiadacz, Chairman