

# Benton County Planning Department

Planning Annex, P.O. Box 910, 1002 Dudley Avenue, Prosser WA 99350, Phone: (509) 786-5612 or (509) 736-3086, Fax (509) 786-5629

## BENTON COUNTY PLANNING COMMISSION

### Regular Meeting,

January 10, 2012

Public Hearing Room, Planning Annex  
1002 Dudley Avenue, Prosser WA 99350

**THESE MINUTES ARE SUMMARIZED AND ARE NOT A VERBATIM TRANSCRIPT.**

### Roll Call

**PRESENT:** Lloyd Coughlin  
Martin Sheeran  
Rick Giberson  
Darwin Crosby

**ABSENT:** James Wetzel  
James Willard  
Mark Reis

**STAFF:** Donna Hutchinson  
Michael Shuttleworth

### 1. Election of Officers

It was moved by Martin Sheeran and seconded by Rick Giberson that the election of officers be continued until to next month with the current officers continuing to preside until February 2012.

Vote: 4-0  
Yes: Lloyd Coughlin  
Martin Sheeran  
Rick Giberson  
Darwin Crosby

No: None  
Abstained: None  
Absent: James Wetzel  
James Willard  
Mark Reis

Motion passed unanimously.

- 2. **Consent Agenda: NONE**
- 3. **UNFINISHED BUSINESS: NONE**
- 4. **NEW BUSINESS**

a. **PUBLIC HEARING** on an Ordinance Amendment to BCC CHAPTER 11.52 - An ordinance amending BCC Chapter 11.52.089 relating to Variances and Conditional Use/Special Permits; amending Ordinance 391, Section 1, and BCC 11.52.089; and amending Ordinance 391, Section 2, Ordinance 369, Section 3 and BCC 11.52.090. This will amend the decision criteria for these permits to require that proposed uses are consistent with all applicable state laws, the Benton County Code and the Benton County Comprehensive Plan and will require the applicant to present sufficient evidence to allow the Board of Adjustment to make conclusions as stated in BCC 11.52 and if reasonable conditions are not identified by the applicant that the application shall be denied.

The public portion of the hearing was opened and Planning Staff summarized the amendment for the Planning Commission and entered the exhibits into the record. Exhibit PCM 1.3 was handed out to the Planning Commission members showing amended wording for the ordinance amendment

**TESTIMONY:** Keith Burkhart, 28501 Bert James Road, Prosser, stated that he had a conditional use permit and that was why he was here and that he understood that it would not apply to his application only new applications.

After discussion by the Planning Commission, the Findings were completed and the following motion was made.

**MOTION**

It was moved by Lloyd Coughlin and seconded by Rick Giberson that the Planning Commission Chairman in conjunction with the Secretary of the Planning Commission, prepare and adopt written findings and conclusion reflecting the commission’s recommendation for approval of the proposed ordinance amendment relating to zoning, amending the sections relating to variances and conditional use/special permits; amending Ordinance 391, Section 1 and BCC 11.52.089; and amending Ordinance 391, Section 2, Ordinance 369, Section 3 and BCC 11.52.090.

<u>Vote:</u>	4-0
Yes:	Lloyd Coughlin Martin Sheeran Rick Giberson Darwin Crosby
No:	None
Abstained:	None
Absent:	James Wetzel James Willard

Mark Reis

Motion passed unanimously.

**MOTION**


It was moved by Lloyd Coughlin, seconded by Martin Sheeran, that the minutes be approved as written.

<u>Vote:</u>	4-0
Yes:	Lloyd Coughlin Martin Sheeran Rick Giberson Darwin Crosby
No:	None
Abstained:	None
Absent:	James Wetzel James Willard Mark Reis

Motion passed unanimously.

5. **Planning Dept. Reports and Discussions: NONE**

The meeting was adjourned at 7:12 p.m.

 3/13/12  
MARTIN SHEERAN, Chairman      DATE  
BENTON COUNTY PLANNING COMMISSION

**BENTON COUNTY PLANNING COMMISSION**  
**Attendance Sheet to be attached to the Planning Commission Minutes**

Any information submitted to the Benton County Planning Department is subject to public records disclosure law for the State of Washington (RCW Chapter 42.17) and all other applicable law that may require the release of the documents to the public.

Regular Meeting

Special Hearing

Date: Jan 10, 2012

**PLEASE PRINT**

**VISITORS ATTENDING**

**PLEASE PRINT**

NAME	ADDRESS
Keith Burkhart	28501 Bert James Rd
Tung Burkhart	28501 Bert James Rd Prosser