

Community Development Department

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Planning Division

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BENTON COUNTY HEARINGS EXAMINER

Special Meeting 10:00 a.m.

May 12, 2023

Benton County Planning Division Hearing Room
620 Market Street, Courthouse 1st Floor, Prosser WA 99350

CONSENT AGENDA:

A. CONDITIONAL USE PERMIT - CUP 2022-003 - The applicants (Marissa & Landon Willard) are requesting a one month extension on their existing CUP as they await approval for final water supply from the health department. The extension will allow time to obtain a permit if one is required to operate a swim school at 3841 Mt Adams View Drive West Richland, WA 99353. Parcel #1-0898-301-1910-002.

NEW BUSINESS:

A. PUBLIC HEARING ON VARIANCE REQUEST - VAR 2023-002 - The applicants Jim and Tracy Osborn are requesting a variance to allow for the installation of flood venting rather than elevating a structure over 400 square feet in size in the designated RL-1 zone. The proposed two story accessory structure, located at 18420 S. 1884 PR SE, Kennewick 99337 will be comprised of a first floor shop and a second floor Accessory Dwelling Unit. Parcel #1-1880-101-0853-003.

B. PUBLIC HEARING ON CONDITIONAL USE PERMIT – CUP 2023-004- The applicant is requesting an amendment to Conditional Use Permit CUP 2018-006 for the continued operation and expansion of a commercial kennel at 210211 E SR 397 Kennewick, 99337. The proposed amendment will increase the number of employees up to 4 (part time), allow for an additional accessory building and increase the pet allowance from 70 to 120. Parcel#1-1680-400-0007-000.

C. PUBLIC HEARING ON CONDITIONAL USE PERMIT – CUP 2023-005 The applicant Raymond Klann is proposing to convert an existing accessory building into an 800 square foot detached Accessory Dwelling Unit (ADU). The 2.99 acre property is located at 42207 E. Badger Rd, Benton City 99320 and is currently used for residential purposes with a 2,030 square foot single-family dwelling and 840 square foot accessory building. Parcel #1-2697-301-2132-002.

D. PUBLIC HEARING ON CONDITIONAL USE PERMIT - CUP 2023-006 The applicant Alberto Torres-Chacon is proposing to conduct a home based business as a retailer of firearms, firearm parts, accessories, and ammunition with strictly online ordering and sales. This proposal will involve office activities and temporary storage of orders within one bedroom of the residence at 273 Mata Road in Kennewick, 99338. The applicant will be the only employee and will provide help to customers filling out paperwork and will deliver the firearm to the client when they are cleared for possession. Parcel # 1-0288-303-0003-001.

E. PUBLIC HEARING ON CONDITIONAL USE PERMIT – CUP 2023-007 The applicants Richard and Nancy Richter are requesting a Conditional Use Permit for the construction of a detached 800 sq. ft. accessory dwelling unit at 41600 S Glenn Miller PR SE, Kennewick 99338 with a future 2,558 sq. ft. single-family residence. Parcel# 1-2888-100-0000-003.

Michelle L. Cooke, Planning Manager
Susan Drummond, Hearing Examiner