

EXHIBIT LIST FOR CUP 2016-008 (Sierra)

			DATED
Hearing Examiner Application Exhibit List			
HER 1	HER 1.1	Conditional Use Permit Application with site maps	October 27, 2016
	HER 1.2		
Hearings Examiner Staff Memo Exhibit List - November 21, 2016			
HEM 1 Includes:	HEM 1.1	Staff Memo	November 14, 2016
	HEM 1.2	Site maps	October 28, 2016
	HEM 1.3	Notice of Open Record Hearings	November 8, 2016
	HEM 1.4	Comment from Benton County Fire Marshal	October 31, 2016
	HEM 1.5	Comment from Sunnyside Valley Irrigation District	November 1, 2016
	HEM 1.6	Comment from Benton Franklin Health District	November 1, 2016
Hearings Examiner Staff Hearing Exhibit List - January 9, 2017			
HEM 2 Includes:	HEM 2.1	Staff Memo	December 29, 2017
	HEM 2.2	Order Continuing Hearing	November 29, 2016

The Exhibit Numbers are found in the Top Right Hand Corner of each document.

- HER = Hearings Examiner Record Exhibits**
- HEM = Hearings Examiner Memo Exhibits**
- HEH = Exhibits submitted during Hearing**
- HECH = Exhibits submitted during a continued hearing**

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

HEM 2.1

STAFF REPORT TO HEARINGS EXAMINER

MEMO DATE: December 29, 2016
HEARING DATE: January 9, 2017
TO: Benton County Hearings Examiner
FROM: Michelle Cooke, Associate Planner
Benton County Planning Department
RE: Conditional Use Permit – CUP 2016-008
APPLICANT: Baldemar Sierra
1015 SE Monmouth Cutoff Rd
Dallas, OR 97338
OWNER: Rogelio Magana
7702 Moore Rd
Prosser, WA 99350

This matter came before the Hearings Examiner at a public hearing on November 21, 2016, however the applicant was not present to address questions and concerns. An Order of Continuance was issued by the Hearings Examiner on November 29, 2016 for the next regularly scheduled meeting which is scheduled for January 9, 2017.

Please see the previous exhibits and staff memo dated November 14, 2016.

FILE COPY

HEM 2.2

**BENTON COUNTY HEARINGS EXAMINER
ORDER CONTINUING HEARING**

RECEIVED

**In the Matter of Request CUP 2016-008
Baldemar Sierra**

DEC - 5 2016

November 29, 2016

Benton County
Planning Department

BACKGROUND

This matter came before the Hearings Examiner on November 21, 2016. The Planning Department briefly addressed the proposal. The Applicant was not present. The Hearings Examiner asked if anyone was present who wished to comment on the proposal. A neighbor (Mr. Crawford) provided sworn testimony identifying concerns over road width adequacy. As the Applicant was not present to address either these concerns or questions from the Hearings Examiner, the Examiner determined the hearing should be continued.

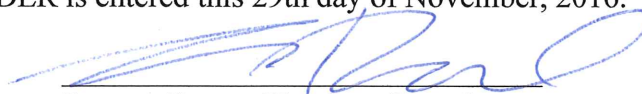
Following the hearing, Planning staff contacted the Applicant. In an e-mail to the Hearings Examiner, Planning staff stated that the Applicant had been dispatched to North Carolina for firefighting, so had been unable to attend the hearing. Staff asked if specific questions should be addressed. The Hearings Examiner responded, stating that an order of continuance would ensue.

As noted at the hearing, the Applicant should be prepared to address questions on the adequacy of the access road to support the proposed use, including road width. Staff did note at the hearing that the proposed use is for storage purposes, with vehicle trips typically only made during fire season as necessary to respond to an emergency. However, the ability of the types of vehicles accessing the site to enter and exit requires further attention. Also, the Applicant should be prepared to address the permitting criteria at BCC 11.16A.050(u). The Planning Department can assist with any follow up questions on hearing procedure. Also, the Applicant and neighbor should feel free to discuss the nature of the use and its impacts amongst themselves.

ORDER

The matter will be continued until the next regularly scheduled meeting of the Benton County Hearings Examiner.

THIS ORDER is entered this 29th day of November, 2016.



Benton County Hearings Examiner
Susan Elizabeth Drummond