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Skamania County  
Department of Planning and  
Community Development

Skamania County Courthouse Annex  
Post Office Box 790  
Stevenson, Washington 98648  
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FILED FOR RECORD  
SKAMANIA CO. WASH.  
BY *Kenneth Claxton*

FEB 6 4 22 PM '97

*P. Olson*  
AUDITOR  
GARY H. OLSON

Director's Decision

**APPLICANT:** Kenneth Claxton for Vivian Dodge  
**FILE NO.:** NSA-96-16  
**PROJECT:** Construction of an access drive to an existing home.  
**LOCATION:** 442 Skamania Landing Road, in Skamania, in Section 34 of T2N, R6E, W.M., and identified as Skamania County Tax Lot #2-6-34-14-5900.  
**ZONING:** Residential (R-1) within the General Management Area.  
**DECISION:** Based upon the entire record before the Director, including particularly the Staff Report, the application by Kenneth Claxton for Vivian Dodge, described above, is found to be inconsistent with Title 22 SCC and is hereby denied.

REASONS FOR DENIAL:

- 1) The proposed driveway would require approximately 150 feet of unnecessary grading.
- 2) The proposed driveway would result in a new cut to Skamania Landing Road, which would adjoin the cut for the old driveway.
- 2) The proposed driveway would require unnecessary tree removal.
- 3) The existing driveway, located on lot #2-6-34-14-4100, is a practical alternative to the proposed use.

(If the owners of parcel #2-6-34-14-4100 do not grant an easement for access over the existing driveway, then the applicant should notify the Planning Department. Upon receipt of a written statement from the owners of lot #4100 showing that the applicant has made a good faith effort to obtain an easement, the Planning Department will approve the applied for driveway with the conditions addressed in the staff report.)

Dated and Signed this 4<sup>th</sup> day of June, 1996, at Stevenson, Washington.

*Harpreet Sandhu*  
Harpreet Sandhu, Director  
Skamania County Planning and Community Development.

Sig. Mailed	✓
Indexed	✓
Filed	✓
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#### NOTES

Any new residential development, related accessory structures such as garages or workshops, and additions or alterations not included in this approved site plan, will require a new application and review.

As per SCC §22.06.050(C)(2), the Director's Decision shall be recorded in the County deed records prior to commencement of the approved project.

As per SCC §22.06.050(C)(5), the decision of the Director approving a proposed development action shall become void in two years if the development is not commenced within that period, or when the development action is discontinued for any reason for one continuous year or more.

#### APPEALS

The decision of the Director shall be final unless a written Notice of Appeal is filed by an interested person within 20 days from the date hereof. Appeal may be made to the Skamania County Board of Adjustment, P.O. Box 790, Stevenson, WA 98648. Notice of Appeal forms are available at the Department Office.

A copy of the Decision was sent to the following:

Adjacent Property Owners w/500 feet of the subject property  
Skamania County Building Department  
Skamania County Assessor's Office

A copy of this Decision, including the Staff Report, was sent to the following:

Persons submitting written comments in a timely manner  
Yakama Indian Nation  
Confederated Tribes of the Umatilla Indian Reservation  
Confederated Tribes of the Warm Springs  
Nez Perce Tribe  
Columbia River Gorge Commission  
U.S. Forest Service - NSA Office