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BOOK 217 PAGE 808

Return Address: Sprint-Untied Telephone
Attn: Bill Muncey
902 Wasco Street
Hood River, OR 97031

FILED IN RECORD
SEARCHED INDEXED
SERIALIZED FILED
DEC 6 12 23 PM '01
U. Bartel
GARY H. OLSON

Skamania County
Department of Planning and
Community Development

Skamania County Courthouse Annex
Post Office Box 790
Stevenson, Washington 98648
509 427-9458 FAX 509 427-8288

Administrative Decision

APPLICANT: Bill Muncey for Sprint-Untied Telephone

FILE NO.: NSA-01-36

PROJECT: Replace a 6 pair underground cable with a 50 pair underground cable

LOCATION: Along Wind Mountain Road, Section 26 of T3N, Range 8E, W.M. and identified as Skamania County Tax Lot #3-8-26; MP .47 to MP 1.03 within the county right-of-way with no specific tax lot number (approximately MP 0.66 to MP 1.03 is within National Scenic Area)

LEGAL: Along Wind Mountain Road, Section 26 of T3N, Range 8E, W.M. and identified as Skamania County Tax Lot #3-8-26; MP .47 to MP 1.03

ZONING: General Management Area and is zoned Small Woodland Forest (F-3)

DECISION: Based upon the record and the Staff Report, the application by Bill Muncey for Sprint-Untied Telephone, described above, subject to the conditions set forth in this Decision, is found to be consistent with Title 22 SCC and is hereby approved.

Although the proposed development is approved, it may not be buildable due to inadequate soils for septic and/or lack of potable water. These issues are under

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the jurisdiction of Skamania County's Building Department and the Southwest Washington Health Department.


Approval of this request does not exempt the applicant or successors in interest from compliance with all other applicable local, state, and federal laws.

CONDITIONS OF APPROVAL:

The following conditions are required to ensure that the subject request is consistent with Skamania County Title 22. This document, outlining the conditions of approval, must be recorded in the deed records of the Skamania County Auditor in order to ensure notice of the conditions of approval to successors in interest. SCC §22.06.050(C)(2).

- 1) All developments shall be consistent with the enclosed site plan, unless modified by the following conditions of approval. If modified, the site plan shall be consistent with the conditions of approval.
- 2) The applicant must obtain and adhere to the scrutiny of the Public Works Department's Utility Permit and abide to any conditions set forth by such review.
- 3) All work shall take place within the County right-of-way.
- 4) Any graded areas that are not re-graveled, shall be re-seeded with native vegetation (see list attached to Staff Report) upon project completion, to blend the project area in with the landscape.
- 5) The following procedures shall be effected when cultural resources are discovered during construction activities:
 - a) Halt Construction. All construction activities within 100 feet of the discovered cultural resource shall cease. The cultural resources shall remain as found; further disturbance is prohibited.
 - b) Notification. The project applicant shall notify the Planning Department and the Gorge Commission within 24 hours of the discovery. If the cultural resources are prehistoric or otherwise associated with Native Americans, the project applicant shall also notify the Indian tribal governments within 24 hours.
 - c) Survey and Evaluations. The Gorge Commission shall arrange for the cultural resources survey.

Dated and Signed this 20th day of October, 2001, at Stevenson, Washington.


Heather O'Donnell, Associate Planner
Skamania County Planning and Community Development

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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), this Administrative Decision **SHALL BE RECORDED** in the County deed records prior to commencement of the approved project.

As per SCC §22.06.050(C)(5), this Administrative Decision 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

This Administrative Decision shall be final unless reversed or modified on appeal. A written Notice of Appeal may be 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, on or before 11/19/01 5:00 pm. Notice of Appeal forms are available at the Department Office.

A copy of the Decision was sent to the following:

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
Board of County Commissioners

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