

BOOK 256 PAGE 359

FROM - [illegible]
 STATION - [illegible]
 TO - [illegible]
 Bob Thayer
 Jan 2 12 10 PM '64
 L. Jermann
 J. [illegible] [illegible]

(Faint handwritten notes)

Letter Amendment to Administrative Decision NSA-03-34

December 10, 2003

Dear Nick Nass:

Skamania County Planning and Community Development
File: NSA-03-34 (Nass) Letter Amendment
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The Planning Department issued a final Administrative Decision on October 24, 2003, for NSA-03-34. In materials received by our Department on December 1, 2003, (see attached page 4) you requested an amendment to the above-mentioned Administrative Decision. The amendment you have requested is a modification of the footprint and size of the addition. The modification results in placing a 1,586 square foot addition (986 square feet for the addition and 600 square feet for the deck) on site instead of the approved 1,600 square foot footprint (approx. 900 square feet for the addition and approx. 700 square feet for the deck). It should also be clarified that the applicant is intending the approved 600 square foot deck to either be a terraced patio composed of dark rock material or a low lying deck without railings. Per condition of approval #13, the deck is allowed to match either the color of the existing home or is required to be a dark and either natural or earth-tone color, with a sample submitted to the Planning Department for approval.

Pursuant to SCC §22.06.080(B), a change or alteration to an approved action, if determined to be minor by the Director, may be "deemed consistent with the provisions of this Title and the findings and conclusions on the original application." I have determined that the proposed request constitutes a minor change; therefore, the original decision shall be amended to allow the above-mentioned modification. The amendment is hereby approved.

The site plan (see attached page 5) to this Letter Amendment shall replace the site plan attached to the original Administrative Decision of October 24, 2003, and shall be known as the final site plan. The amendment is hereby approved.

All of other conditions in the original Administrative Decision are still valid and shall be complied with. This amendment does include a 20-day appeal period (see below). Also, as a reminder, this Letter Amendment must be recorded at the County Auditor's office with legal descriptions attached prior to issuance of any building permits.

If you have any further questions, please call (509) 427-9458.

Sincerely,

Stacey Borland

Stacey Borland
Associate Planner

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)(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

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This 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. Notice of Appeal forms are available at the Department Office.

WARNING

On November 30, 1998 the Columbia River Gorge Commission overturned a Skamania County Director's Decision 18 months after the 20-day appeal period had expired. You are hereby warned that you are proceeding at your own risk and Skamania County will not be liable for any damages you incur in reliance upon your Administrative Decision or any amendments thereto.

A copy of the Letter Amendment was sent to the following:

Skamania County Building Department
Skamania County Assessor's Office
Skamania County Health Department
Board of County Commissioners
Yakama Indian Nation
Confederated Tribes of the Umatilla Indian Reservation
Confederated Tribes of the Warm Springs Reservation
Nez Perce Tribe
Office of Archaeology and Historic Preservation
Columbia River Gorge Commission
U.S. Forest Service - NSA Office
Friends of the Columbia Gorge
Columbia Gorge United
Gorge Reality, Inc.
US Army Corps of Engineers
State of Washington Office of Community Development
Department of Fish and Wildlife
Persons within 500 feet of property

Stacey Borland
Skamania County
Dept. of Planning & Development
PO Box 790
Stevenson, WA 98648

Nick Nass
PO Box 277
Underwood, WA 98651

File No: NSA-03-34

November 28, 2003

Request for Letter Amendment:

To clear up any confusion or discrepancy for the square footage for the addition to an existing house. The original site plan shows a building concept with an addition extending out from the existing home 31.5 feet and 35.7 feet to the north. This site plan was not meant to be the final building plan. It was only to indicate the location of the addition and approximate scale of the addition. In the original application the written request was for the addition to be approximately 900 SQ FT. The final building plans have the addition extending out from the existing house at 31.4 feet and 30 feet to the north for 16 feet then 2 feet to the south for 15.4 feet. The square footage for the addition is calculated at 986 SQ. FT.

We are therefor requesting that the Letter of Amendment record the addition to the house to be approximately 986 SQ. FT.

To compensate for the size of the addition, we are reducing the square footage of the deck from 700 SQ. FT. to approximately 600 SQ. FT.

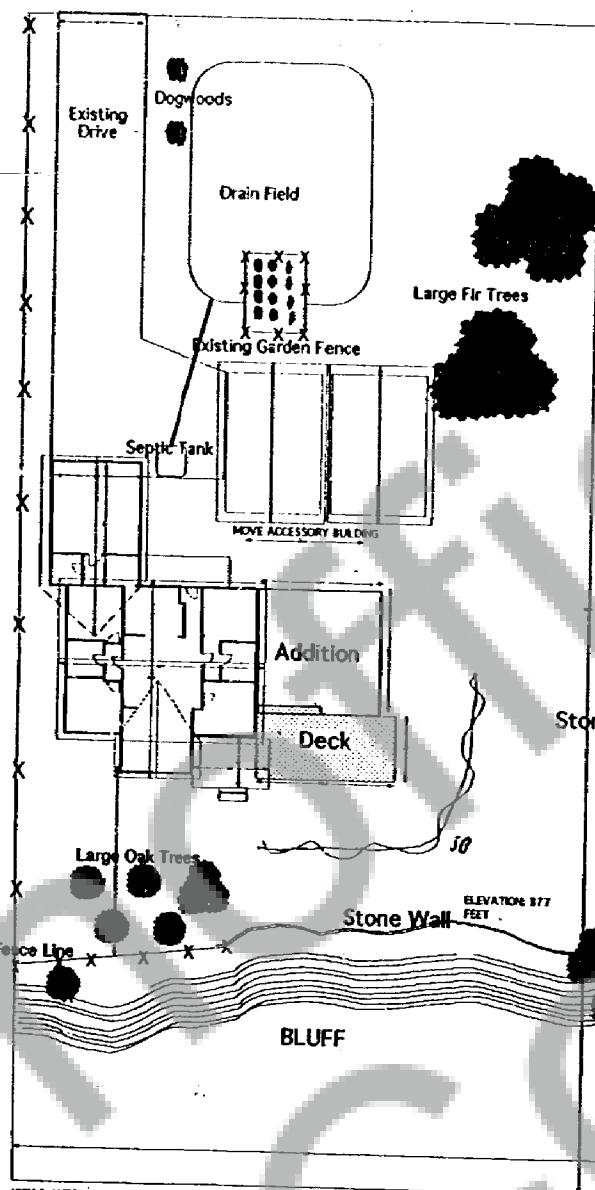
Regards,



Nick Nass

Enclosures:

Revised Site Plan
Revised South side building elevation
Check for \$50.00 to cover amendment fee



MASS RESIDENCE, Remodel & Addition
51 Circle Drive, Underwood, WA
Lot 22 & 50 Lot 23 Sooter Tract

NOTES:

EXISTING BUILDINGS CONSTRUCTED 1970
WATER AND POWER IS PUD LOCATED
OFF OF CIRCLE DRIVE
NO GRADING IS REQUIRED
ONLY ONE MOUNTAIN RED MAPLE IS TO
BE MOVED

PROPOSED COLORS:
COLORS YET TO BE FINALIZED, UNDER
CONSIDERATION AS FOLLOWS

ROOF, COMPOSITE
CHARCOAL, BROWN, DARK GRAY,
CHOCOLATE, VALISE, RUSSET, ETC.
SIDING
DARK GREEN, MT. SPRUCE, FOREST,
AVOCADO, PONDOROSA, ETC.
TRIM
DARK RED, BARN RED, REDWOOD, ETC.

LOT SIZE: 45,000
EXISTING HOME WITH
ATTACHED GARAGE: 2898 SQ. FT.
EXISTING COVERED PORCH: 847 SQ. FT.
EXISTING ENTRY PORCH: 190 SQ. FT.
EXISTING ACCESSORY BUILDING: 864 SQ. FT.

PROPOSED ADDITION TO HOME: Approx. 988 SQ.
FT. Deck addition Approx. 800 SQ. FT.

Stone Line

~ = screening trees JB

Reduced JB

Legend

RED IS ADDITION/CHANGES
Black/Gray is existing
SCALE: 1"=31'
approximate



NICK & ANDREA MASS
PO Box 277
Underwood, WA 98651

509.433.4767
415.901.0964

Revised 11/26/2003