

Notice of Development Review

The Columbia River Gorge Commission is seeking comment on the following development review application:

FILE NUMBER:	C26-0013
PROPOSAL:	The Columbia River Gorge Commission has received an application for a new accessory building. The original building was destroyed by Burdoin Fire.
APPLICANTS:	Kristopher Celtnieks
LANDOWNERS:	Colin Lee
SIZE and LOCATION:	The subject parcel is approximately 20 acres in size and located adjacent to Davis Road, and is described as Tax Lot Number 03122100002000 in the northeast quarter of Section 21, Township 3 North, Range 12 East, Willamette Meridian, Klickitat County, Washington.
LAND USE DESIGNATION:	General Management Area (GMA) – Small-Scale Agriculture (80)
NOTICE DATE:	August 18, 2026
COMMENT DEADLINE:	September 8, 2026

The application and supporting documents are available for review Monday through Thursday from 8:00 a.m. to 5:00 p.m. at the Gorge Commission office at 57 NE Wauna Avenue, White Salmon, Washington. The application and supporting documents are also available on the Gorge Commission's website at <http://www.gorgecommission.org/land-use/pending-applications/>.

This application will be reviewed for consistency with the Columbia River Gorge Commission's Land Use Ordinance (Commission Rule 350-082). The Gorge Commission may consider comments about consistency with *Management Plan for*

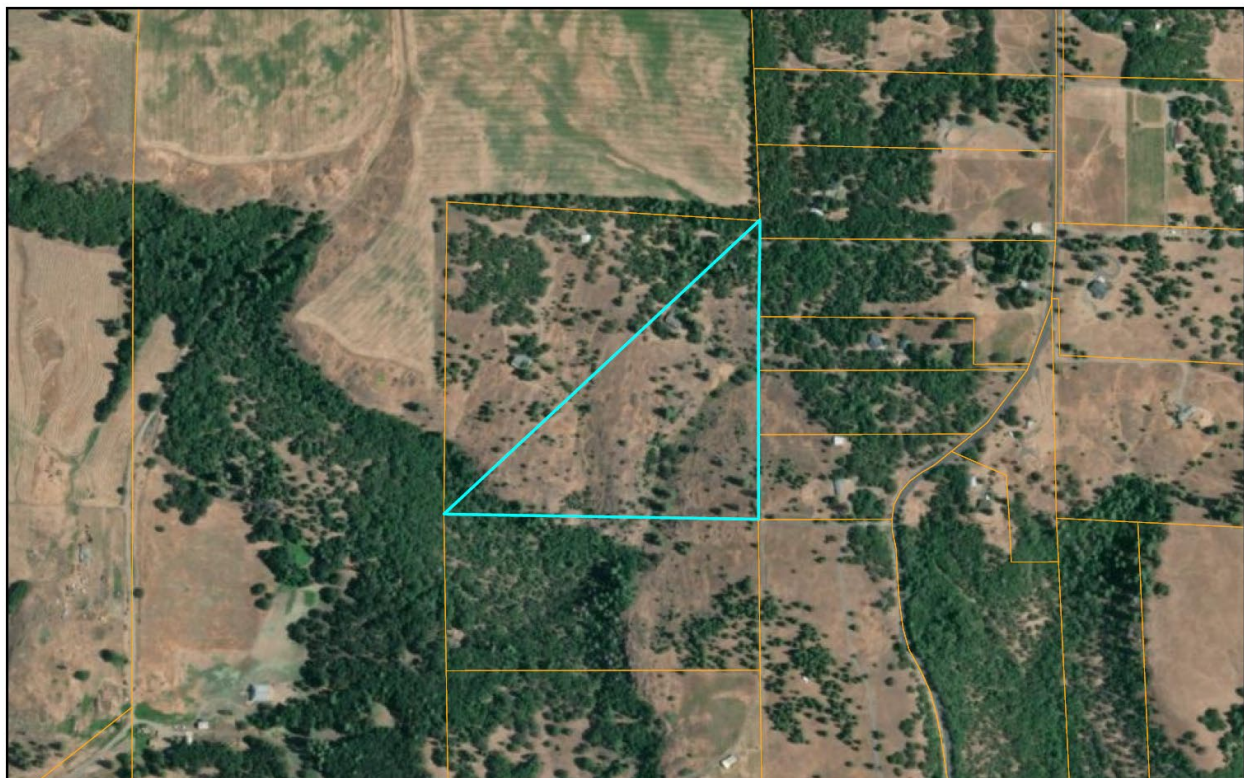
the *Columbia River Gorge National Scenic Area* and the *Columbia River Gorge National Scenic Area Act*, 16 U.S.C. §§ 544 - 544p. Copies of these authorities are available on the Gorge Commission's website at <http://www.gorgecommission.org/about-crgc/legal-authorities/>.

Comments may be mailed to the Gorge Commission office at P.O. Box 730, White Salmon, WA 98672 or emailed to info@gorgecommission.org. All comments received are public records and will be provided to persons who request a copy in accordance with the Gorge Commission's rule governing public records (Commission Rule 350-12).

Consistency with the National Scenic Area Act does not imply or ensure compliance with any other applicable local, state, or federal law.

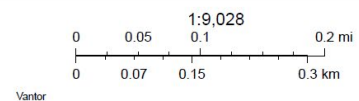
If you have any questions, please contact Joanna Kaiserman at (509) 713-0154 or by email at joanna.kaiserman@gorgecommission.org.

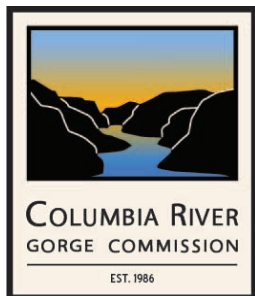
C26-0013 Celtnieks



 Taxlots

COLIN LEE
Taxlot ID: 03122100002000
Acres: 19.42





For office use:
Application No. _____

Land Use Application

Applicant(s) Kristopher Celtnieks / Sasquatch Architecture LLC

Mailing Address:

Phone:

Email

Property Owner(s)

COLIN LEE

Phone:

Email

Street Address

of Parcel

Parcel 03122100002000

Township, Range,

Section, Qtr. Section 3 North (T3N) ,21 , NE $\frac{1}{4}$

Tax Lot Number(s) NESW Less TL 1; 21-3-12

Parcel Size 20.07 Acres

Summary of (N) Proposal

720 SF Garage to be built over (E) garage/shop foundation lost in 2025 wildfire. An additional 360 Shop added to the building footprint.

Existing Use

of Parcel Single Family Residential

Existing Buildings and Structures: Please provide the following information for each building and structure on the parcel.

Building or Structure (do not include fences or roads)	Size (square feet)	Height (measure from lowest point)	Length and Width	Year Built (if known)
(E) Single Family Residence	2508	28' (East Elevation w/daylit basement)	70'x45'	2000
(N) Garage & Shop	1080 SF	23'-6"	30'x36'	
(E) Pump House	64 SF	8'	8'x8'	2000
Cabin-Lost in 2025 Fire	400 SF	16'	20'x20'	Unknown

Detailed Project Description: Please describe all proposed development and use of the development, including size, height, exterior colors, construction materials of proposed structures (including access roads), areas of ground disturbance, landscaping details, and structures that you propose to remove. Please describe all aspects of your project in this description or the public notice and final decision may not include an element of your development, which could require a new notice and decision. You may attach additional pages if necessary.

The project consists of reconstructing a detached garage on the existing foundation of a garage/shop that was destroyed in the 2025 wildfire. The new structure will retain the existing garage location and include a 360 square foot addition to the south to provide additional shop space. The completed building will total approximately 1,080 square feet with a maximum height of 23 feet 6 inches to the ridge and will include an unfinished attic space above the garage and shop accessed by a pull down ladder. Exterior materials, siding, roofing, colors, and architectural detailing will match the existing residence on the property to maintain a cohesive appearance with the site.

Adjacent Uses: Please briefly describe the use of parcels that adjoin your parcel, including use, number and types of buildings, approximately distance from the property lines, and access roads.

Parcels adjoining the subject property are characterized by rural residential use. Adjacent properties contain single family residences and associated accessory structures typical of low density rural development. Residences on adjoining parcels are generally set back from shared property lines by tens to hundreds of feet, consistent with the surrounding rural pattern.

Access to adjacent parcels is provided by Davis Road, Lyle Snowden Road & Murdock Road, which serves the subject property and neighboring residences. No new access roads are proposed as part of this project, and existing gravel access roads will remain.

The surrounding area includes a mix of developed residential parcels and undeveloped or partially revegetated land, reflecting post-fire recovery conditions in the vicinity.

Signatures and Authorization to Access the Property: The property owner and holders of easements and partial interests indicate that they are aware that this application is being made on the subject property and the property owner authorizes the Gorge Commission and the Commission's designees reasonable access to the site to evaluate the application. Property owners and easement or partial interest holders may sign copies of this signature page.

Applicant(s) signature: Kristopher Celtnieks

Date 07/10/2026



Digitally signed by Kristopher
Celtnieks

Date: 2026.07.10 12:58:55-07'00'

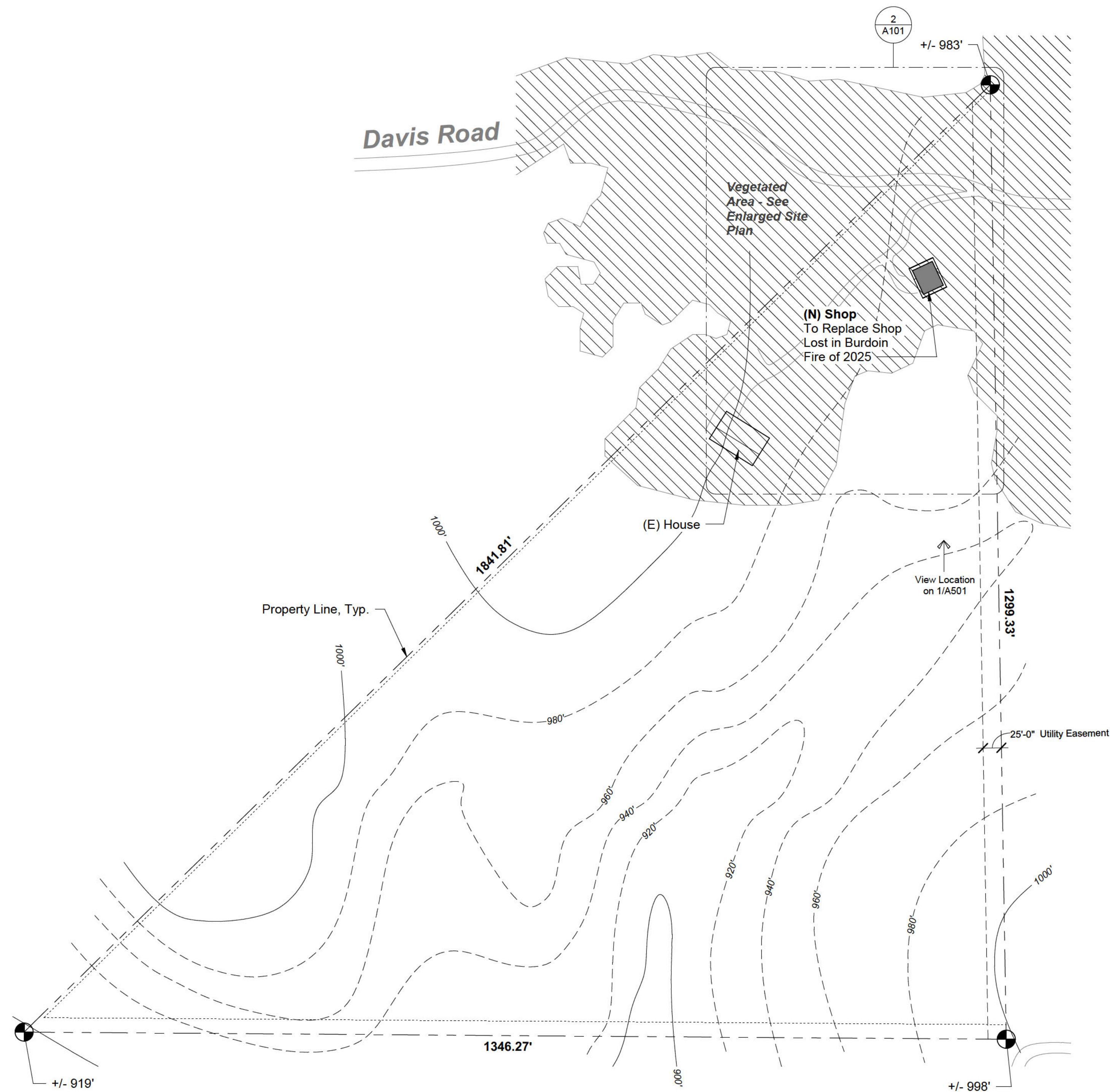
Property owner(s) signature:

Date 07/10/2026

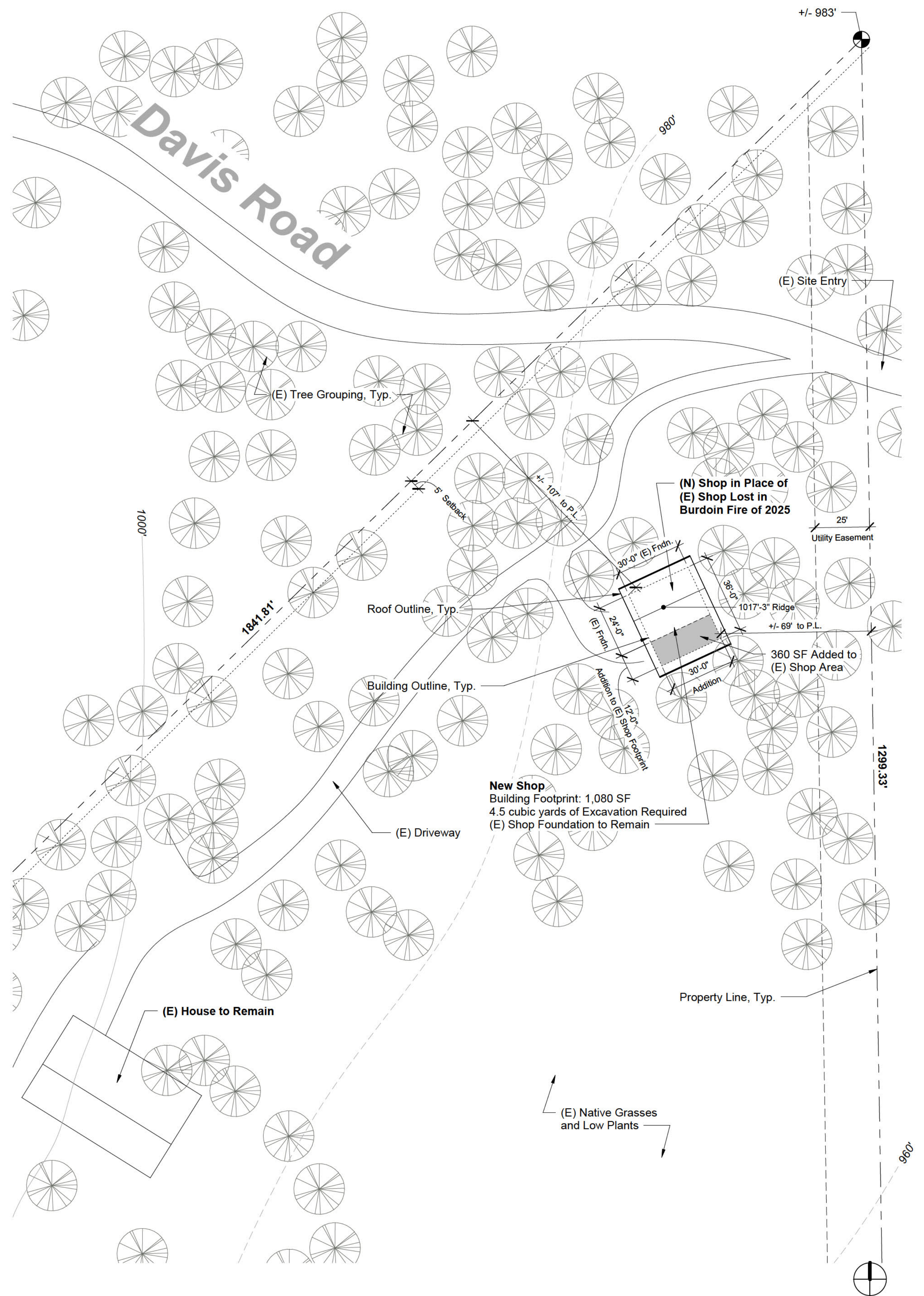


Easement and Partial Interest(s) signature:

Date



1 Site Plan
1" = 100'-0"



2 Enlarged Site Plan
1" = 30'-0"



DATE: Permit
REVISION: DESCRIPTION

Lee Residence
Garage/Shop

KEY PLAN:

PROJECT:
Lee Residence
Garage/Shop
SHEET TITLE:
Site Plan

DATE:
July 10, 2026

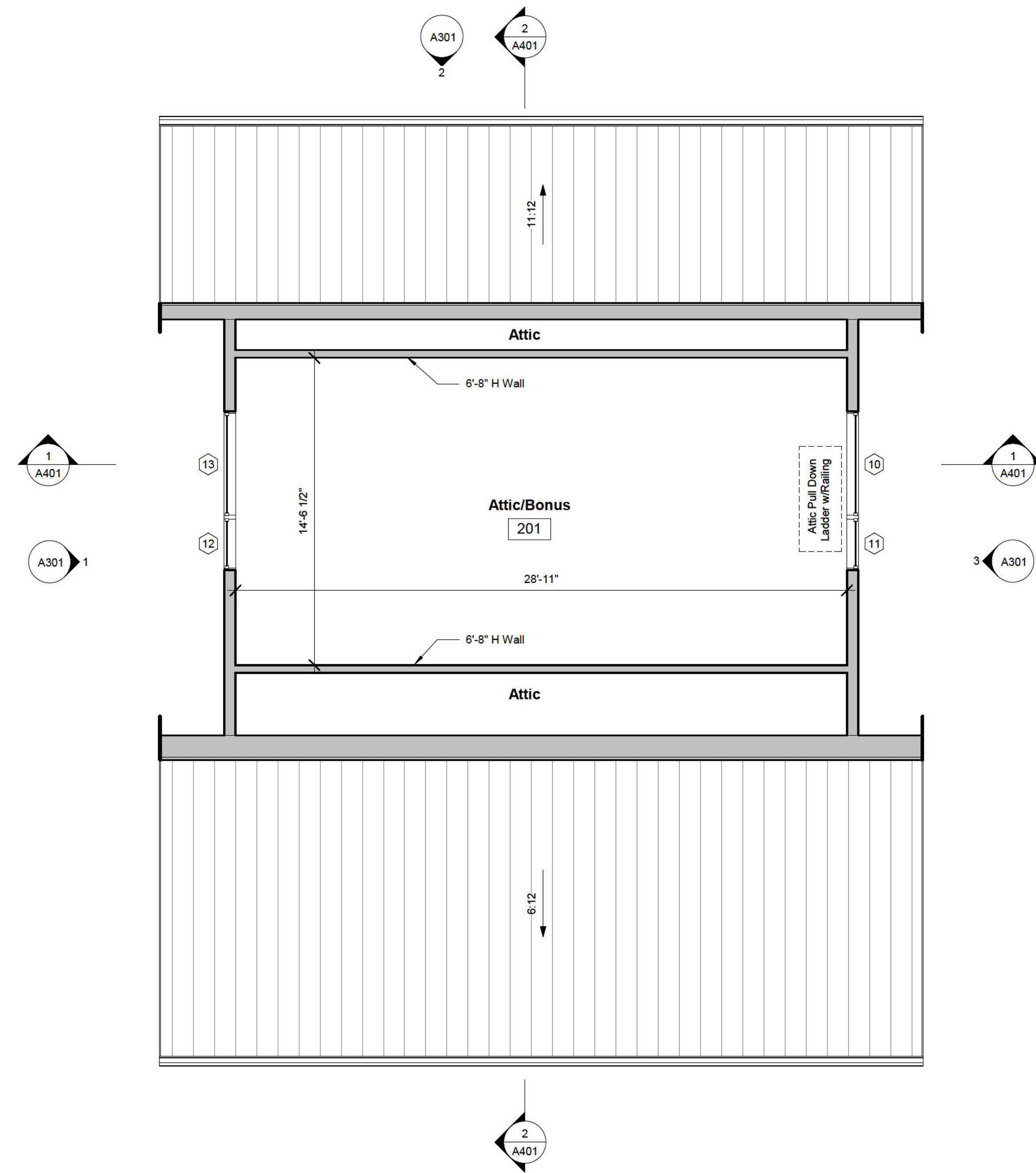
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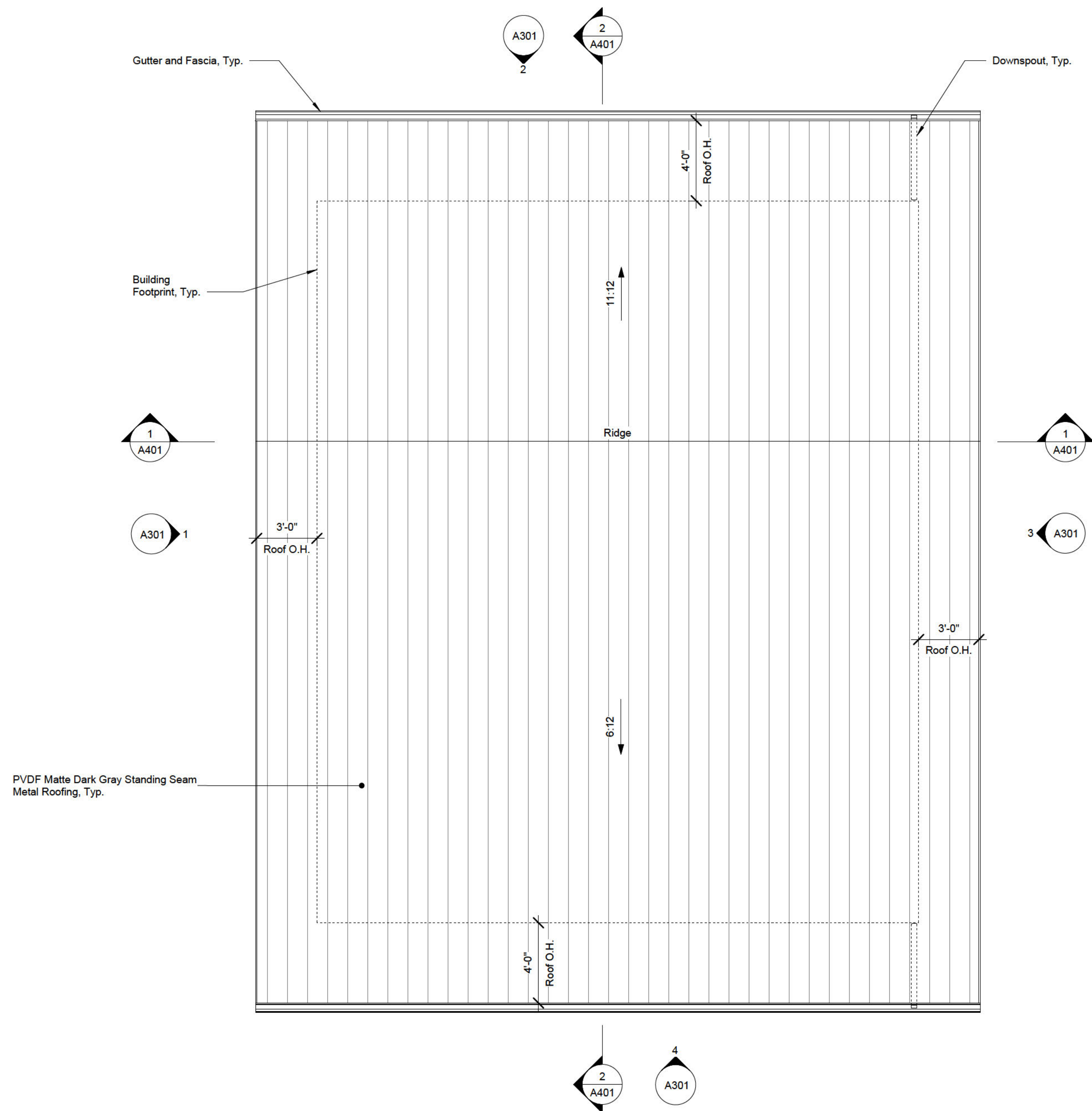
SHEET NO.:
A101



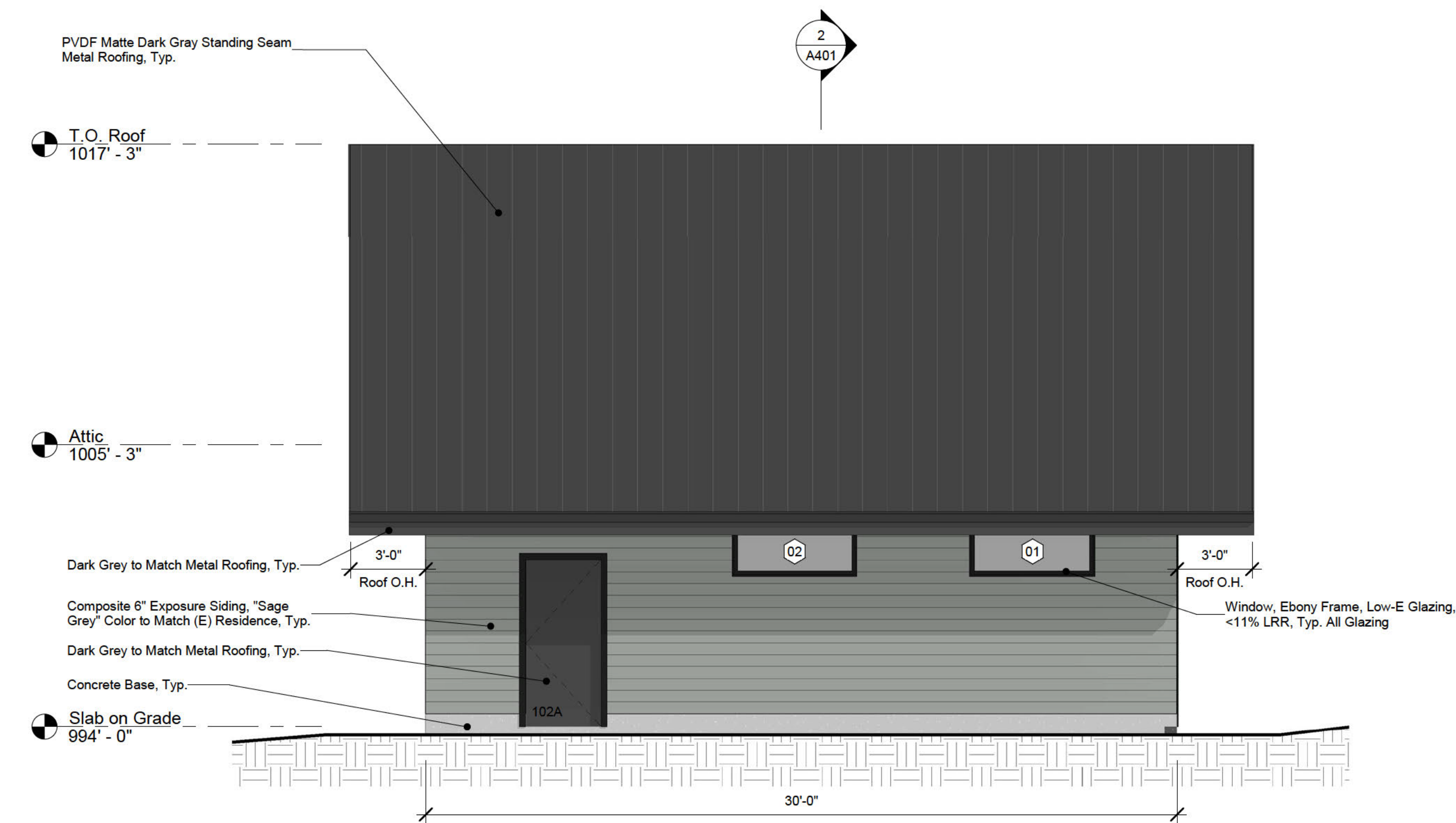
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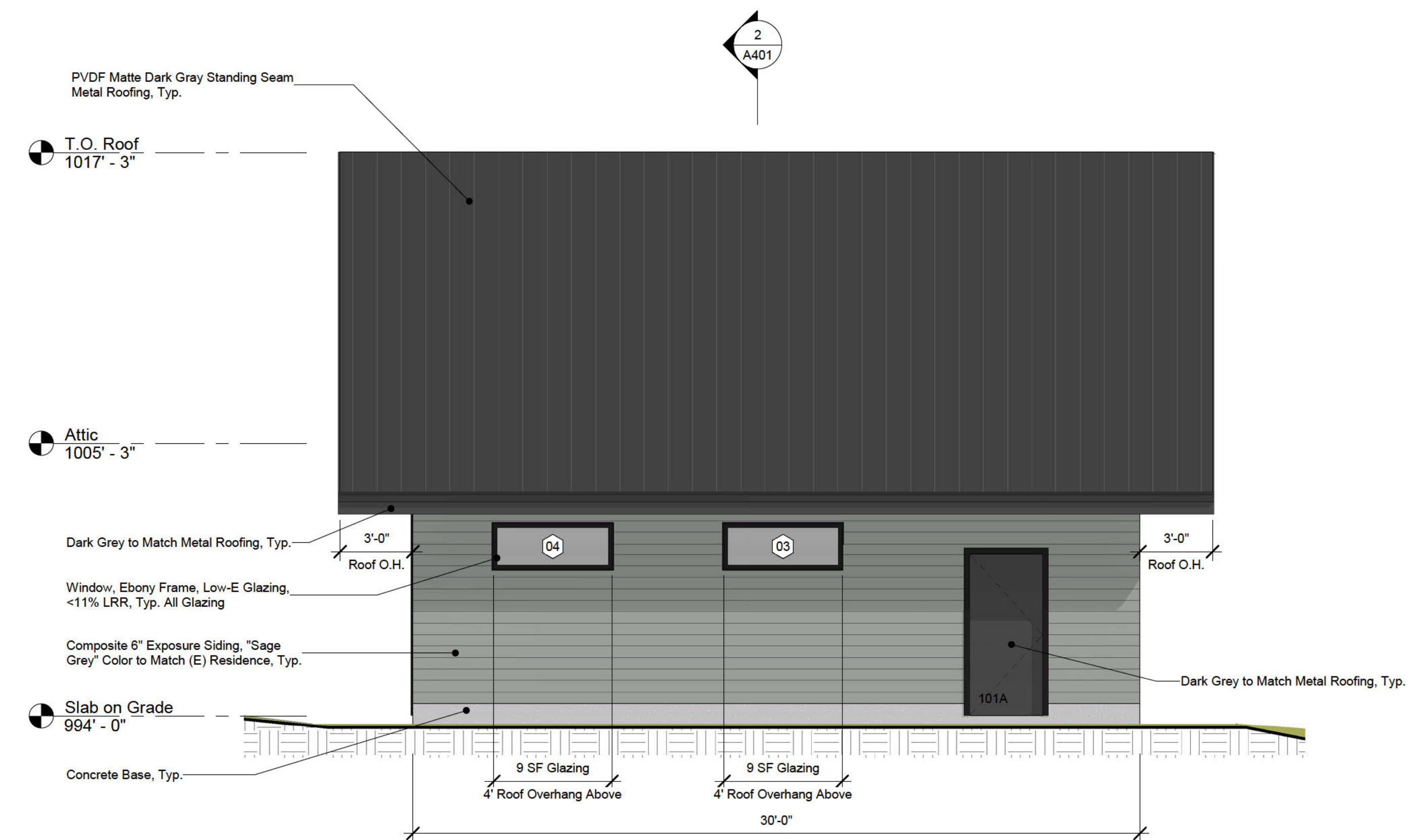
2 02 Attic Floor Plan
1/4" = 1'-0"



03 Roof Plan
1/4" = 1'-0"

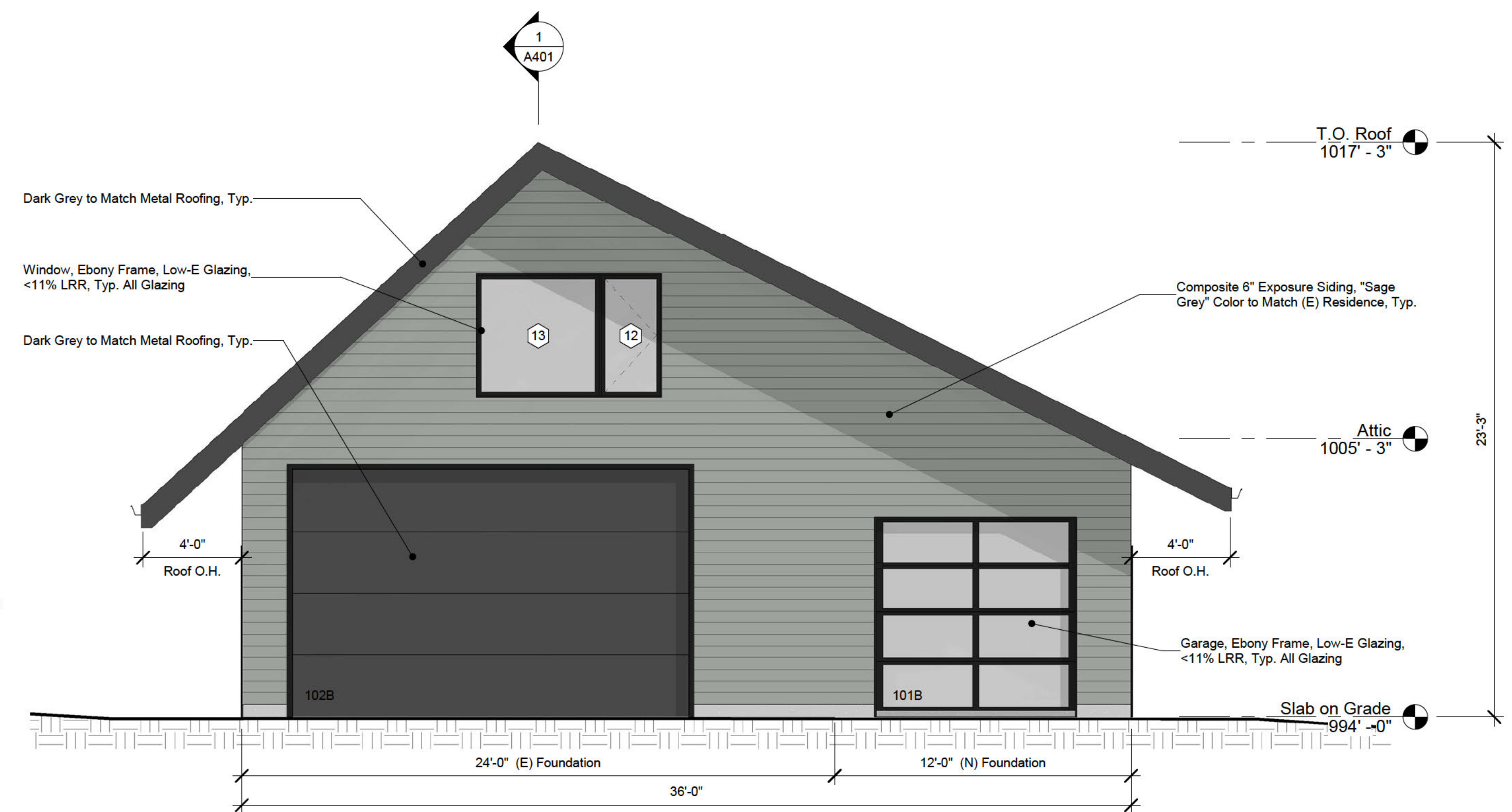


2 North Elevation
1/4" = 1'-0"

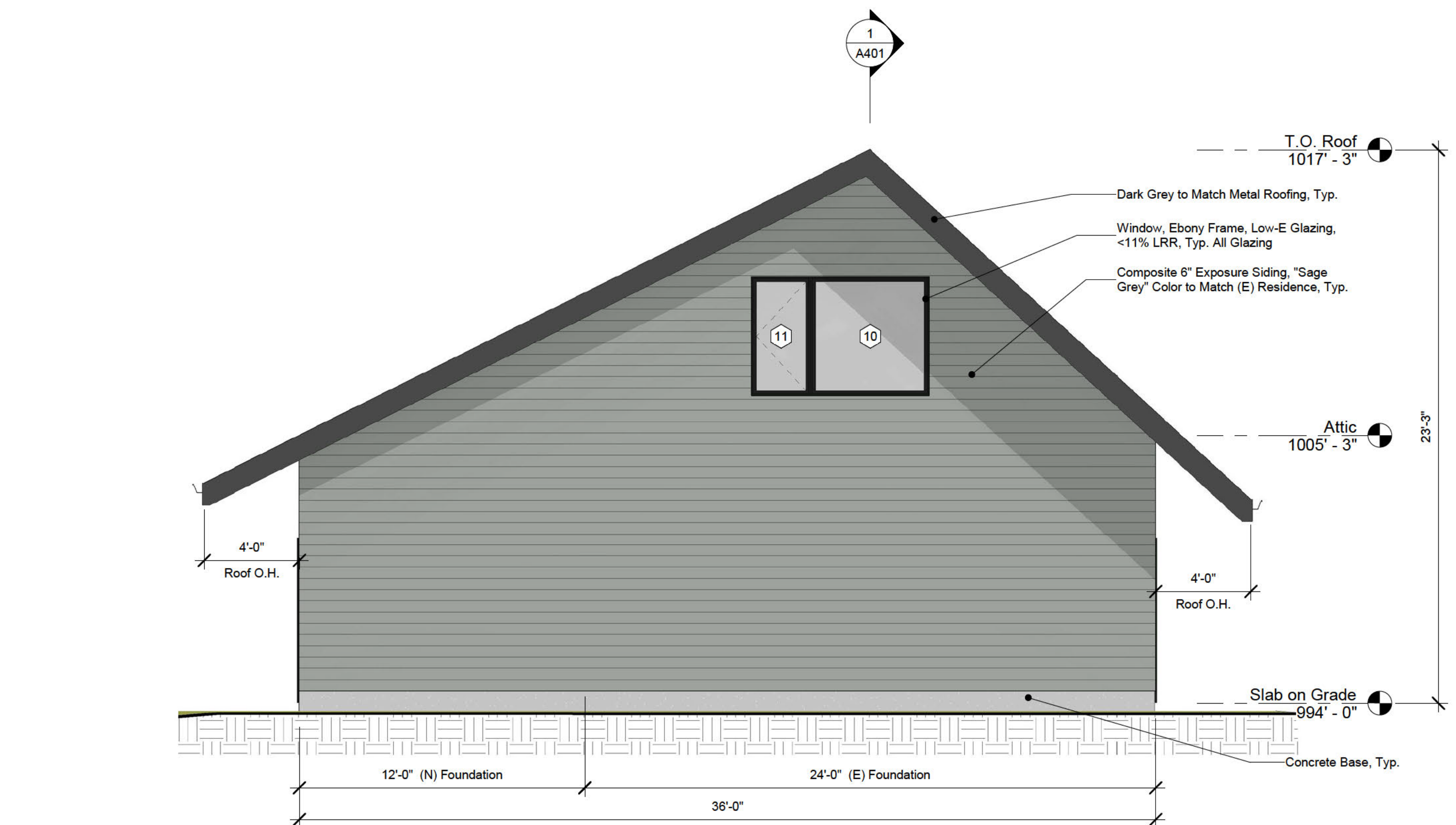


Gorge Facing Glazing Calculation:
Elevation Area: 275 SF
Total Glazing Area: 18 SF
Glazing Area: 6.5% = 18 SF / 275 SF
All Glazing Behind (E) Tree Screening

4 South Elevation - Gorge Facing
1/4" = 1'-0"



1 West Elevation - Garage
1/4" = 1'-0"



3 East Elevation - Side
1/4" = 1'-0"



DATE: Permit
REVISION: DESCRIPTION

Lee Residence
Garage/Shop

KEY PLAN:

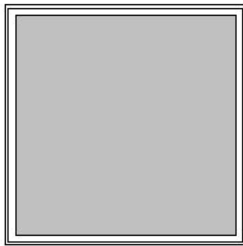
PROJECT:
Lee Residence
Garage/Shop
SHEET TITLE:
Elevations

DATE:
July 10, 2026
SCALE:

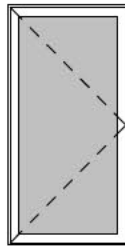
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SHEET NO.:
A301

Window Schedule										
Mark	Type Mark	Width	Height	Head Height	Sill Height	Level	U Value	Egress	Tempered	Comments
01	A	5' - 0"	2' - 0"	8" - 0"	6' - 0"	Slab on Grade				
02	A	5' - 0"	2' - 0"	8" - 0"	6' - 0"	Slab on Grade				
03	A	5' - 0"	2' - 0"	8" - 0"	6' - 0"	Slab on Grade				
04	A	5' - 0"	2' - 0"	8" - 0"	6' - 0"	Slab on Grade				
10	A	5' - 0"	5' - 0"	6' - 8"	1' - 8"	Attic				
11	B	2' - 6"	5' - 0"	6' - 8"	1' - 8"	Attic				
12	B	2' - 6"	5' - 0"	6' - 8"	1' - 8"	Attic				
13	A	5' - 0"	5' - 0"	6' - 8"	1' - 8"	Attic				



Type A
Picture

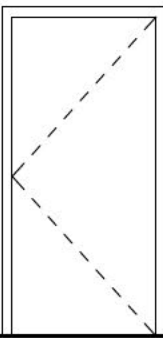


Type B
Casement

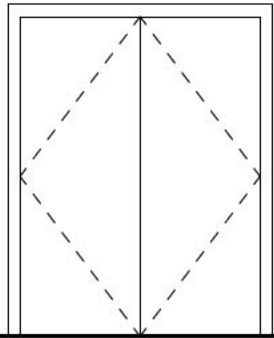
Window Types

1/4" = 1'-0"

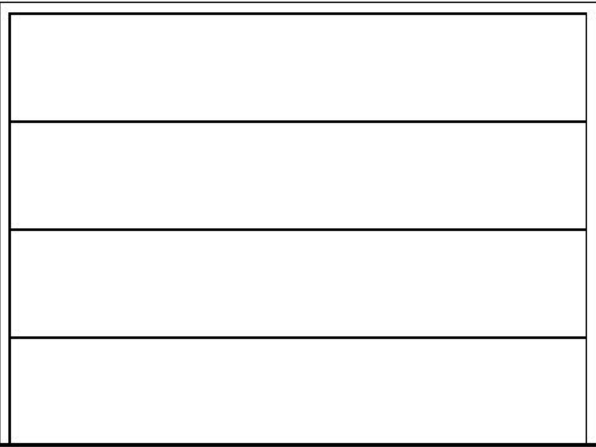
Door Schedule							
Mark	Type Mark	Width	Height	Level	Function	U-Value	Comments
101A	A	3' - 0"	6' - 8"	Slab on Grade	Exterior		
101B	D	8' - 0"	8' - 0"	Slab on Grade	Exterior		
101C	B	5' - 0"	6' - 8"	Slab on Grade	Interior		
102A	A	3' - 0"	6' - 8"	Slab on Grade	Exterior		
102B	C	16' - 0"	10' - 0"	Slab on Grade	Exterior		



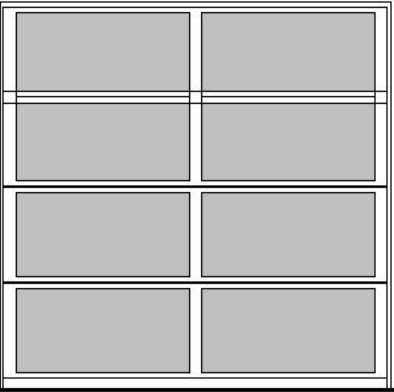
Type A
Swing
(Exterior)



Type B
Double Swing
(Interior)



Type C
Garage - Solid Panel

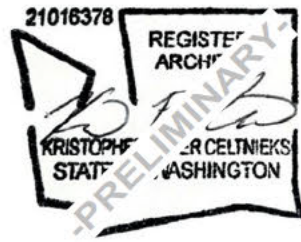


Type D
Garage - Glass Panel

NOTE: ALL GLAZING IN DOORS TO BE TEMPERED

Door Types

1/4" = 1'-0"



DATE:

Permit

REVISION: DESCRIPTION:

Lee Residence
Garage/Shop

KEY PLAN:

PROJECT:

Lee Residence
Garage/Shop

SHEET TITLE:

Schedules

DATE:

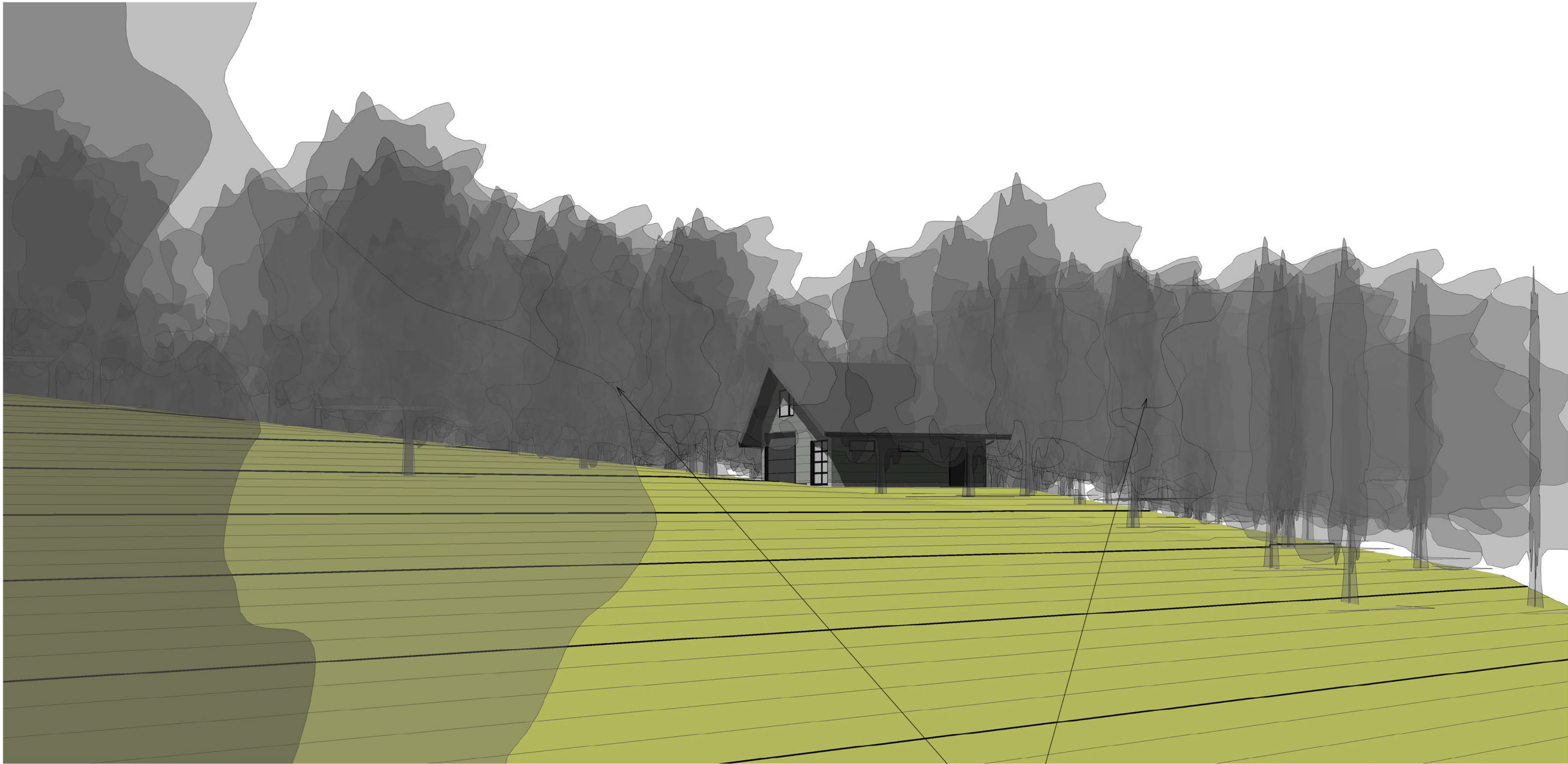
July 10, 2026

SCALE:.

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SHEET NO.:

A411



1 View From South Showing Existing Tree Screening and Native Vegetation - Gorge Facing

Existing Coniferous (Year Round) Tree Screening