

SPECIAL 'LAND USE' PERMIT
From Benton County Planning Commission
March 1969

As of this date all of the property in the *WEST HIGHLANDS* area was within Benton County (not Kennewick). Directly across Irving was apartment buildings and north of Metaline were homes with horse and cattle pastures. All the land west of our proposed site was an undeveloped, desert brush area owned by the Catholic Bishops Corp. The entire area was zoned "Agricultural".

Immediately after putting 'earnest money' down on the two acre plot, the interim directors called on each homeowner in the immediate area, explaining in detail what our intended use would be for the property. When we encountered no objections from those property owners, we made application to and attended a public hearing conducted by the Benton County Planning Commission (presenters were Interim Directors, Dan Siemens, Pres. and Bob Bush, Treas.). Our application was approved at the March 17th Planning Commission hearing; after satisfying a more detailed legal description of the subject property, Special Use Permit # 69-1 was received on March 24th.

We had researched the RCW (Revised Code of Washington) and found that "Agricultural" land could be used for purposes of dance halls, summer resorts, etc., including those charging admission fees. Therefor, this no doubt had a favorable impact on the Commission ruling, that we could use what was once a 'chicken farm' to build our brand new square dance hall.

To further demonstrate how "rural" the HIGHLANDS were, everything west of our two- acre plot was "county". It is noteworthy that the city of Kennewick annexed a 200 ft wide strip along Canal Drive, with a big "bulb" at the end of this strip of land, in which the Columbia Center Mall was built, and also had a Grand Opening in October. So, in effect, we were amongst the "pioneer" builders in this developing area.

Bob Bush