

**RECORD OF THE PROCEEDINGS
SKAGIT COUNTY BOARD OF COMMISSIONERS
Wednesday, May 30, 2001**

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| 10:00 a.m. – 10:30 a.m. | Discussion and Possible Action regarding a Resolution approving the form and authorizing the execution of a Contingent Loan Agreement with the Housing Authority of Skagit County to provide assistance to the Authority in the repayment of a bond issued to provide financing for general Authority purposes. |
| 10:30 a.m. – 11:00 a.m. | Review the Planning Commission's Recommendation on City Concurrency Ordinances for Applications within the UGA's of Anacortes, Burlington, Sedro Woolley and Concrete. |

The Skagit County Board of Commissioners met in regular session on Wednesday, May 30, 2001, with Commissioners Ted W. Anderson, Don Munks and Kenneth A. Dahlstedt present.

DISCUSSION AND POSSIBLE ACTION REGARDING A RESOLUTION APPROVING THE FORM AND AUTHORIZING THE EXECUTION OF A CONTINGENT LOAN AGREEMENT WITH THE HOUSING AUTHORITY OF SKAGIT COUNTY TO PROVIDE ASSISTANCE TO THE AUTHORITY IN REPAYMENT OF A BOND ISSUED TO PROVIDE FINANCING FOR GENERAL AUTHORITY PURPOSES.

Alicia Huschka, Budget Director, brought forth before the Board two documents to be signed for the Housing Authority of Skagit County. She went on to explain that the first document is a Resolution authorizing a contingent loan agreement. The Housing Authority has a line of credit revenue bond for 2001 in the maximum amount of \$350,000. They are responsible for the interest and principal payments on the revenue bond. It expires on May 31, 2004. The reason for the County's involvement is that in the past contingent loan agreements have been signed. If the Housing Authority should become deficient in their payments, then the County would step in and assist in paying that money back. This was for the purpose of receiving a better interest rate with their revenue bond. Just recently the Board signed an extension for that revenue bond which expires May 31, 2001, which is the reason why a new bond is before the Board today. She went on to explain that when the Housing Authority draws on their line of credit, they must first have written approval from the Commissioners.

John Smith, Executive Director of the Housing Authority of Skagit County stepped up to thank the Commissioners for their previous endorsement of their line of credit. It has helped them to get a substantial decrease in interest rates. Currently, they have outstanding debt on this line of credit with regard to the Blackberry Meadows project, which should move to fruition with a great interest rate very shortly. They also have a wide partnership with other entities that will help them put it together. They would retire this line of credit in its present form and possibly use the line of credit to acquire more property.

Commissioner Munks made a motion to approve the Resolution that authorizes the contingent loan agreement in the amount not to exceed \$350,000. Commissioner Dahlstedt seconded the motion, which was unanimously approved.

Commissioner Munks made a motion to approve the Contingent Loan Agreement for a line of credit revenue bond not to exceed \$350,000. The motion was seconded by Commissioner Dahlstedt and passed unanimously.

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John Smith then spoke regarding the initial draw, which would continue the line of credit that is outstanding in the amount of \$299,479. The Board would need to approve the draw.

Commissioner Munks moved to approve the original draw that was taken on this line of credit of \$299,479 with Commissioner Dahlstedt seconding the motion, which passed unanimously.

REVIEW THE PLANNING COMMISSION'S RECOMMENDATION ON CITY CONCURRENCY ORDINANCES FOR APPLICATIONS WITHIN THE UGA'S OF ANACORTES, BURLINGTON, SEDRO WOOLLEY AND CONCRETE.

Gary Christensen, Assistant Planning Director spoke to the Board regarding the recommendation from the Skagit County Planning Commission regarding a compliance order, which is before the Western Washington Growth Management Hearings board.

Kirk Johnson, Senior Planner, provided the executive summary for the Board. He spoke of the Planning Commission's Recorded Motion regarding the adoption of City Concurrency Ordinances for the Urban Growth Areas of Anacortes, Burlington, Sedro Woolley and Concrete. The recommendation is in response to Findings of Noncompliance in WWGMHB Case No. 00-2-0050c. The Planning Commission made its recommendation by a vote of 5-0 following a Public Hearing on May 15, 2001.

The recorded motion recommends permanent adoption of the provisions of Interim Ordinance No. 18223, adopted by the Board of County Commissioners on April 9, 2001. The ordinance adopted the above-mentioned City Concurrency Ordinances on an interim basis pending a Planning Commission hearing and recommendation. The Planning Commission made one minor addition to the provisions of Interim Ordinance No. 18223, recommending that applicable City/Town Level of Service standards be included for reference purposes in the County ordinance adopting City/Town Concurrency Ordinances.

When considering the Planning Commission's recommendation, the Board of County Commissioners would have the following options per SCC 14.08.090:

1. The Board may summarily approve the Planning Commission's recommendation;
or
2. The Board may remand it back to the Planning Commission for further discussion; or
3. If the Board deems a change in the Planning Commission's recommendation to be in order, they must schedule a public hearing of their own and adopt their own findings of fact and statement setting forth the factors considered at such hearing.

Commissioner Munks moved to approve Interim Ordinance No. 18223 as a permanent Ordinance of City Concurrency Ordinances for the Urban Growth Areas of Anacortes, Burlington, Sedro Woolley and Concrete also including City/Town LOS standards within the Ordinance for reference purposes per the Planning Commission's recommendations. Commissioner Dahlstedt seconded the motion, which passed unanimously.

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MISCELLANEOUS

Gary Christensen spoke to the Board regarding the scheduling of a public meeting regarding Bayview Ridge and GMA compliance issues. All of the interim Bayview regulations would become permanent. Those were not codified in the zoning ordinance therefore, the Planning Department has a clarifying ordinance that will repeal the interim ordinance. They will take those development standards and put them in the zoning ordinance. There is no change in the development regulations as they are just moving them from an ordinance piece of paper and codifying it in the zoning ordinance. It will be on the website and will be a part of the unified code.

ADJOURNMENT.

Commissioner Anderson made a motion to adjourn the proceedings. Commissioner Munks seconded the motion and it passed unanimously.

**BOARD OF COMMISSIONERS
SKAGIT COUNTY, WASHINGTON**

Ted W. Anderson, Chairman

Kenneth A. Dahlstedt, Commissioner

Don Munks, Commissioner

ATTEST:

JoAnne Giesbrecht, Clerk of the Board
Skagit County Board of Commissioners