

**RECORD OF THE PROCEEDINGS
SKAGIT COUNTY BOARD OF COMMISSIONERS
TUESDAY, DECEMBER 15, 2015**

The Skagit County Board of Commissioners met in regular session on Tuesday, December 15, 2015, with Chair Kenneth A. Dahlstedt, Commissioner Lisa Janicki, and Commissioner Ron Wesen present.

I. CALL TO ORDER:

Chair Dahlstedt called the proceedings to order at 11:00 a.m.

II. PLEDGE OF ALLEGIANCE:

Chair Dahlstedt led the gallery in the salute to the flag.

III. AGENDA:

a) *7:00 a.m. Skagit Conservation District Partnership Meeting and Board Meeting (2021 East College Way, Suite 106, Mount Vernon)

b) 11:00 a.m. - 11:30 a.m. Update from Skagit County Historical Museum

Chair Dahlstedt introduced Fundraising and Publicity Coordinator of the Skagit County Historical Museum Jo Wolfe. Ms. Wolfe reported that there had been a 25% increase in museum attendance from the previous year. She described the exhibits and events that had been organized over the year and briefed the Board on some of the plans for 2016. Ms. Wolfe's PowerPoint presentation can be found at: <ftp://ftp.skagitcounty.net/countycommissioners/documents/agendapackets/12142015> The Commissioners and Ms. Wolfe discussed museum funding, volunteers, and the museum's dedicated board and vacancies. Chair Dahlstedt recessed the proceedings at 11:27 a.m.

c) 11:30 a.m. - 11:45 a.m. Board of County Commissioners:

Chair Dahlstedt reconvened the proceedings at 11:31 a.m.

1. County and Individual Success Stories

No one was present to share success stories.

2. Public Comment Period

No one was present for public comment period.

3. Miscellaneous Announcements

The Commissioners commented on flood response and partnerships.

Chair Dahlstedt recessed the proceedings at 11:36 p.m.

d) 1:30 p.m. - 2:30 p.m. Planning and Development Services - Dale Pernula, Director:
Discussion - Completion of the 2014 Docket of Comprehensive Plan Amendments:

Chair Dahlstedt reconvened the proceedings at 1:32 p.m. Mr. Pernula was present to answer questions. He informed the Commissioners that two of the three remaining 2014 Comprehensive Plan Amendments needed resolution:

1. Sedro-Woolley UGA expansion: deferred to the 2015 Comprehensive Plan Amendment;
2. Redesignation/rezone of Birdsvew Brewery: ready for decision;
3. Proposed Conservation and Development Incentives program (CDI): ready for decision.

Mr. Pernula read the memorandum dated December 9, 2015 to the Board which provided some background on the 2014 Comprehensive Plan Amendments, reviewed the Planning Commission's recommendations, and provided Planning and Development Services recommendations. The memorandum and recorded motions from the Planning Commission can be found here: <ftp://ftp.skagitcounty.net/countycommissioners/documents/agendapackets/12142015>

1. PL14-0288 Land Use and Zoning Map Petition from Wilfred Voigt (Birdsvew Brewing Company)

The Commissioners discussed the Planning Commission's recorded motion (which unanimously recommended approving the redesignation of approximately 2 acres from Rural Reserve to Small-Scale Recreation and Tourism), and confirmed that both Planning and Development Services and the applicant supported the recommendation. The Commissioners also stated that they supported the redesignation.

A motion was made by Commissioner Janicki to approve the proposed redesignation of the Birdsvew Brewery property as recommended by the Planning Commission. Commissioner Wesen seconded the motion.

The vote passed unanimously.

2. Conservation and Development Incentives (CDI) Program

The Commissioners discussed the Planning Commission's recorded motion and Planning and Development Services Department recommendations with Mr. Pernula, Senior Planner Kirk Johnson, and Civil Deputy Prosecuting Attorney Ryan Walters. Mr. Johnson provided additional background information on the CDI program (formerly known as the Transfer of Development Rights), and Mr. Walters provided additional information on the manner in which the Planning Commission decided on their final recommendation for the program.

Commissioner Wesen, Commissioner Janicki, and Chair Dahlstedt shared their thoughts on the CDI program. Some of the thoughts expressed included support for a program that was not as complicated as the CDI program, the hesitation

to act as a “bank” for development credits, the wish to exclude Ag-NRL lands, the need to solve housing needs and conserve forest and farmland, the amount of staff time needed to implement the program, whether the CDI program would compete with the current Farmland Legacy Program, and concerns that the Planning Commission and Planning and Development Services Department were not supporting the same recommendation.

A motion was made by Commissioner Wesen reject the proposed CDI Comprehensive Plan policies as recommended by the Planning Commission. Chair Dahlstedt seconded the motion.

The vote passed on a 2 - 1 vote with Commissioner Janicki dissenting.

Mr. Walters informed the Board that he would prepare an Ordinance for their consideration formalizing the actions they took on the Birdsvew Brewery property and CDI policies by the end of the year.

IV. ADJOURNMENT:

Chair Dahlstedt adjourned the proceedings at 2:21 p.m.

**BOARD OF COMMISSIONERS
SKAGIT COUNTY, WASHINGTON**

Kenneth A. Dahlstedt, Chair

Lisa Janicki, Commissioner

Ron Wesen, Commissioner

ATTEST:

Clerk of the Board