

## NOTICE OF PUBLIC HEARING

Notice is hereby given that the Skagit County Hearing Examiner will hold a public hearing on **Wednesday, January 10, 2018** in the Board of County Commissioners Hearing Room, 1800 Continental Place, Mount Vernon, Washington, at **9:00 a.m.** or soon thereafter, for the purpose of determining the following:

- A. **Shoreline Variance application PL17-0349 and Administrative Critical Areas Variance application PL17-0105** for Samuel & Diane Hill to construct a replacement single-family residence using the concrete basement and foundation of the existing home. A majority of the new construction will be located a minimum of 50 feet from the ordinary high water mark of Deception Pass. Approximately 318 square feet of new deck will be construction over the existing basement within the 50-foot buffer. The project is located at 15709 Yokeko Drive near Anacortes within the SE  $\frac{1}{4}$  of Section 24, Township 34 N, Range 1 E, W.M. Parcel P64894. Staff Contact: Leah Forbes
- B. **Critical Areas Variance application PL17-0164** for Christopher Burt to construct a 30-foot by 50-foot shop and install a 20-foot by 80-foot gravel driveway. At the closest point the shop would be located a minimum of 59 feet from the ordinary high water mark of Edison Slough, a Type F watercourse requiring a standard 150-foot buffer. The proposal includes a 15-foot maintenance corridor effectively reducing the buffer to 44 feet at the narrowest point. The building location would be served by a second residential access off Worline Road. The driveway and concrete slab have already been placed onsite. The site is located at 15973 Bow Cemetery Road within the NE  $\frac{1}{4}$  of the NE  $\frac{1}{4}$  of Section 3, Township 35 N, Range 3 E, W.M. Parcel P33745. Staff Contact: Leah Forbes
- C. **Alteration of Final Plat application #PL17-0350** by Forest and Cheryl Foss for the alteration of 14.89 acres of a final short plat (#PL06-1147) to eliminate existing Lot #1 and #2 of the previous short CaRD land division and create new Tracts (A & B) containing acreages of 6.0 and 8.9 acres in size respectively. The building envelopes for Lot numbers 3 and 4 of the existing CaRD land division will remain the same and the associated open space will be sufficient for the remaining development rights of those CaRD lots (5.04 acres total). Located within the Rural Intermediate (RI) zoning/comprehensive plan designated area as indicated in the Skagit County Comprehensive Plan and associated maps adopted July 5, 2016, at 6675 and 6742 Big Cedar Lane, Anacortes, within a portion of Section 21, Township 35N, Range 3E W.M., situated within Skagit County, Washington. (P33438 and P128564). Staff Contact: Brandon Black

Your views for or against the requests are invited either by attendance, representation or letter. Comments and/or facsimiles must be received by Planning and Development Services **no later than 4:30 p.m. Tuesday, January 9, 2018 or be presented at the public hearing.** E-mail comments may be submitted with the PDS website under the current legal notices tab or to the Office of the Hearing Examiner.

TO BE PUBLISHED ONE TIME ONLY IN THE December 21, 2017 Edition.

Transmitted to the Skagit Valley Herald Tuesday, December 19, 2017.