

NOTICE OF PUBLIC HEARING:

BY PROCLAMATION OF THE GOVERNOR OF THE STATE OF WASHINGTON: MEETINGS WILL BE TEMPORARILY HELD REMOTELY. IN-PERSON PUBLIC MEETINGS HAVE BEEN PROHIBITED. Your views for or against the requests are invited either by attendance or letter. To participate in the public hearing call 1 (323)553-1010 Phone Conference ID 350 517 611# or to join via video please visit <https://www.skagitcounty.net/Departments/OfficeofLandUsehearings/main.htm>. If you are having issues connecting to the hearing please call (360) 416-1740. Notice is hereby given that the Skagit County Hearing Examiner will hold a public hearing on **Wednesday, July 28, 2021 at 9:00 AM** or soon thereafter, for the purpose of determining the following:

- a. **Shoreline Substantial Variance PL20-0522, Zoning Variance PL20-0523, and Critical Areas Variance PL20-0524** for Justin Huerter to expand an existing single family residence. The existing home is located 32 feet from the shoreline of Big Lake and the expansion would not be located any closer to the lake. The proposed addition would be located between the home and the road reducing the required front setback from 25 feet to 15 feet. The applicant is also requesting to reduce the side setback from 8 feet to 5 feet. The proposed project is located at 17184 Lake View Boulevard within the NW ¼ of Section 36, Township 34 N, Range 4 E, W.M. on parcel P64438. Staff Contact: Leah Forbes, AICP, Senior Planner.

- b. **Special Use Permit application & SEPA environmental review (PL21-0134)** submitted by Edison Fields LLC to permit a “Farm & Habitat Enhancement” project at the subject property. According to Assessor’s records, the subject property is 156.26 acres. The subject property lies in the Agricultural Natural Resource Lands (Ag-NRL) Zoning District of Skagit County. The subject application was deemed complete on April 8, 2021. The enhancement project includes but is not limited to the following:
 1. Excavation of 3 new swales to better distribute water through the project area and to promote drainage between shallow depressional areas and existing ditches (Excavation includes up to 799 cubic yards of soil to create these swales);
 2. Excavation of five (5) shallow (1-2 feet deep) depressions, 3 in the northern portion of the project area and two in the south excavated to facilitate groundwater recharge and to improve wildlife habitat and nutrient cycling during the non-growing season (total depressional areas would encompass 15.7 acres and would require approximately 7,209 cubic yards of soil). Soil excavated from depressional areas would be placed in spoil disposal areas.
 3. Install 3 new water control structures to replace existing infrastructure that’s been damaged and/or not capable of providing landowner with control over drainage from the artificial ditch system (open culverts). Each new water control structure installed would be in a berm and consist of a foundation of gravel and rock; an inline water control structure (agri-drain) and about 40 linear feet of 24-inch diameter pipe.

The applicant is Greg Hinton, Edison Fields, LLC; 1950 Discovery Heights Drive, Bellingham, WA 98226. The proposed project is located and addressed as 6415 Farm to Market Road, Bow, Washington, and is located in a portion of Section 04, Township 35 North, Range 3 East, Willamette Meridian, situated in Skagit County, Washington. (Parcel #: P33793). Staff contact is Kevin Cricchio, Senior Planner, Phone: (360) 416-1423.

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If you would like to speak at the hearing, please contact Stevee Kivi at (360) 416-1740 or skivi@co.skagit.wa.us to sign up.

Comments must be received by Planning and Development Services **no later than 4:30 p.m. Tuesday, July 27, 2021 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 July 8, 2021 Edition.

Transmitted to the Skagit Valley Herald Tuesday July 6, 2021.