

**BEFORE THE SKAGIT COUNTY HEARING EXAMINER**  
**FINDINGS AND RECOMMENDATION**

**Applicant:** Daniel Pioske

**Address:** 23817 Haugen Road  
Stanwood, WA 98293

**File No:** C/U O/S F&A Conservation App #13-2017

**Request:** To transfer 19 acres from Farm and Agriculture to the Current Use Open Space Farm and Agricultural Conversation Program.

**Location:** E1/2NW1/4SW1/4 Sec. 32. T33N, R4E, W.M., except the south 208.6 feet of the west 208.6 feet.

**Assessor's Nos:** Portion of P17639

**Public Hearing:** After reviewing the report of the Assessor's Office, the Hearing Examiner conducted a public hearing on June 28, 2017.

**Recommendation:** Approval

## FINDINGS

1. Daniel Pioske requests the transfer of 19.00 acres of land from Farm and Agriculture to the Current Use Open Space Farm and Agricultural Conservation program. The applicant is the owner of the property.

2. The property is E1/2NW1/4SW1/4 W3d.32, T33N, R4E, W.M., except the south 208.6 feet or the west 208.6 feet. The parcel number is P17639.

3. The property is traditional farmland classified under RCW 84.34.020 that does not presently meet the requirement for gross commercial agricultural income. Previously the land has been used for growing hay.

4. Presently hay continues to be grown and the owner intends to add cattle. The property has a high potential for returning to commercial agricultural use.

5. The Examiner admitted the exhibits submitted by Staff.


6. The hearing was held after due notice. There was no public testimony and there were no written comments.

7. The Examiner finds that the property meets the definition of the classification sought.

8. The Staff recommends approval. The Examiner concurs with Staff.

## RECOMMENDATION

The Examiner recommends approval of the application.

  
\_\_\_\_\_  
Wick Dufford, Hearing Examiner

Date: July 13, 2017

Copies transmitted to Applicant, Assessor, County Commissioners: July 13, 2017