

BEFORE THE SKAGIT COUNTY HEARING EXAMINER

FINDINGS AND RECOMMENDATION

Applicant: Stewart Landefeld and Margaret Breen

Address: 4358 Mercer Way
Mercer Island, WA 98040

File No: CU Open Space Land App#20-2016

Request: To include one acre of land in the Current Use Open Space Land Program.

Location: Lots A-1 and B-1, Short Plat #521-81, recorded under AF#8602070072, located in Sec. 26, T36N, R1E, W.M. (Guemes Island)

Assessor's No: P114329 and P114331

Public Hearing: After reviewing the report of the Assessor's Office, the Hearing Examiner conducted a public hearing on February 8, 2017.

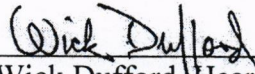
Recommendation/Date: Approval. March 3, 2017.

FINDINGS

1. Stewart Landefeld and Margaret Breen seek to include one acre in the Current Use Open Space Land program.
2. The property is located on the Padilla Bay side of Guemes Island. It comprises Lots A-1 and B-1, Short Plat #521-81, located in Sec. 26, T36N, R1E, W.M. The Assessor's Parcel numbers are P114329 and P114331.
3. The applicants describe the property and its use as follows: "This is somewhat contiguous to our other lots in that it abuts our partly owned road, but it sits mostly between a single family house owned by someone else, and the Guemes Island Resort, and is used by people walking across the lower portion of it by the beach."
4. The new classification would conserve natural and scenic resources, protect natural shorelines, protect wildlife and plant habitat, promote conservation, enhance recreational opportunities and promote visual quality.
5. The hearing was held after due notice. There was no public testimony and there were no written comments.
6. The Examiner admitted the exhibits submitted by Staff.
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: March 3, 2017

Copies transmitted to Applicant, Assessor's Office and County Commissioners: March 3, 2017