

BEFORE THE SKAGIT COUNTY HEARING EXAMINER

FINDINGS AND RECOMMENDATION

Applicants: David and Linda Peterson

Address: 21741 Peter Burns Road
Mount Vernon, WA 98274

File No: C/UTMB#5-2006

Request: To include approximately 19.00 acres in the Current Use Timber Program.

Location: 21741 Peter Burns Road, portion of Lot 2 of Short Plat #97-002, within a portion of Sec 22, T33N, R5E, W.M.

Assessor's No: P112788

Public Hearing: After reviewing the report of the Assessor's Office, the Hearing Examiner conducted a public hearing on February 28, 2007.

Recommendation: Approval

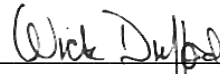
FINDINGS

1. David and Linda Peterson have filed an application for the inclusion of approximately 19.0 acres to the Current Use Timber Program. They are the owners of the property.
2. The property is located at 21741 Peter Burns Road, north of Lake Cavanaugh Road. The parcel is a portion of Lot 2 of Short Plat #97-002 in Sec.22, T33N, R5E, W.M. The property is Assessor's Parcel #P112788. The 19.0 acres remain after a one-acre homesite is subtracted.
3. The property is in an area which is mostly in private commercial forest or Department of Natural Resources land. The topography of this parcel ranges from flat lowlands to relatively steep slopes. There are Class II and III wetlands on site, protected by buffers and placed in Native Growth Protection Areas. Waters from the property eventually drain to Pilchuck Creek. Selective harvest occurred around 1920. Clearcutting was done in 1985. All commercially valuable timber was removed from all areas not in NGPAs in 1998.
4. A Forest Management Plan was prepared and submitted by David Peterson, who is a forest biologist. He and his wife intend to manage the forest acreage to accomplish a number of long-range objectives: (1) reforest and enhance clearcut areas, (2) enhance biological diversity through planting and protecting native species and removing exotics, (3) protect riparian areas and wetlands, (4) provide habitat for animals through a diverse mix of young and older forest and wetlands.
5. The Timber Management Plan appears to comply with RCW 84.34.020 and 84.34.041.
6. The Staff Report and Exhibits submitted by the Assessor's Office are incorporated herein.
7. The hearing was held after due notice. The applicant testified, commending the County for the Open Space Timber program. He noted his personal efforts to improve the property, including the planting of some 3,000 plants. There were no written comments.
8. The Examiner finds that the property meets the definition of the classification sought.
9. The Staff recommends approval, with a condition. The Examiner concurs with Staff.

RECOMMENDATION

The Examiner recommends approval of the application, subject to the following condition:

At the time of harvesting, the applicant shall comply with the requirements of the Department of Natural Resources in regard to the harvesting of timber.



Wick Dufford, Hearing Examiner

Date: March 8, 2007