

My name is Ayla Holboy and I have lived in the same house on Bay View Road my whole life. I have several points I would like to make regarding the Peck and Jensen properties:

- Question #3 of the Section 3 portion of the map amendment questionnaire asks “What geographical areas may be affected? What other issues do you anticipate as a result of this proposal?” Mr. Jensen’s response is “No significant impacts would result from the addition of two additional homes in an already residential area with utilities available.” I find two inaccuracies in this statement. First, Mr. Jensen repeatedly refers to “Two additional homes...” throughout the questionnaire which is a misleading statement. There is one small house on the Jensen parcel near the road currently being rented out and Mr. Jensen’s trailer that he is living in further back on the property. There is no structure on the Peck parcel. This means that as the rules are now, Mr. Jensen is allowed to either live in the small house on his roughly 5 acres, or build a new house on his property and remove the original house. The Pecks are also allowed to build a house on their roughly 5 acres as the rules are now. Without making any changes to the parcels, we will potentially see two new houses built. With the passing of Mr. Jensen’s and the Peck’s request, we will see three new houses built and likely a fourth if the original small structure is removed. Secondly, Mr. Jensen was later asked in the questionnaire “What measures have you taken to solicit public review or inform the public of this proposal?” Mr. Jensen’s response is “No measures have been taken to date.” I am curious how Mr. Jensen came to the conclusion that there would be no geographical areas affected without requesting a review from the public. As a lifelong member of the Bay View Road community, I know that the addition of three new homes, and likely a fourth would destroy a bucolic view enjoyed by the community and tourists alike.
- Question #7 in the same questionnaire refers to resources including fire and schools. Included in Mr. Jensen’s response is the statement “The Burlington-Edison School District is also able to serve two more homes.” Once again Mr. Jensen refers to two additional homes instead of three. Three new families have the capability of producing anywhere from 0-15 children (possibly more). Given the location, these children would attend Bay View Elementary (part of the BESD). When I graduated from Bay View Elementary in 2004, there was one portable classroom and a small forest behind the school with old growth cedar trees where we would play at recess. Today those trees have been cut down with eight portable classrooms in their place. That works out to about one additional portable per year at Bay View. I am once again curious where Mr. Jensen got his information that the BESD has room to serve at least three additional families.
- Lastly, I would like to address the cow pasture that currently makes up most of Mr. Jensen’s roughly five acre parcel. Mr. Jensen has at least seven beef cows and I imagine his family alone consumes the meat or that he sells it and make some profit. I applaud this type of lifestyle, find it fitting to our rural reserve area and encourage self-sufficient and local grass fed beef farming. My concern has to do with the ever-expanding allowances to subdivide property and the toll it takes on access, availability and the reality of producing local meat. Skagit County is a farming community with idyllic scenes of Trumpeter swans, Poplar trees, tulip fields and pastures dotted with cows as its trademark. When there is incentive to subdivide farm property and make a

bigger profit than the profit that can be made off of the meat raised on that land, we progressively eliminate the small-scale, self-sufficient farmer that represents Skagit County and further contribute to a concentrated food supply.

In my 22 years growing up here I have been inspired by the rural lifestyle so much that I hope to one day to be a hobby farmer in Skagit County. In the immediate future I hope to maintain the character and rural charm of the Bay View Road community and prevent further sprawl of small acre parcels encroaching on historical, established farms that give Skagit County its character.

*Tourists experiencing rural & historical character  
Bicyclists on Bay View Road with Peck-Jensen  
and Meyer parcels in background*





Parcel: P35204

Art Jensen 13339 Bay View Road  
*Looking SE from Bay View-Edison Road*





Parcel: P35202  
Angela Meyer 11905 Bay View-Edison Road  
*Looking NE to Hill residence*





Parcel: P35204

Art Jensen 13339 Bay View Road

Looking NE from BV-Ed to Overway & Quesnell

