



Planning & Development Services

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Supplemental Staff Report

Staff report concerning proposed amendments to Skagit County Code (SCC) 14.18.100

To: Planning Commission
From: Stacie Pratschner, AICP
Senior Planner
Re: Code amendment to permit additional extensions of preliminary approval for short plats and plats
Date: January 31, 2018

Contents

Summary 1
Public Comment..... 1
Recommendation.....2

Summary

Planning and Development Services (PDS) is providing this supplemental staff report in advance of the February 6, 2018 Planning Commission meeting, scheduled to begin at 7 p.m. The Department proposes to provide additional time for short plats and plats to reach final approval that are not currently able to obtain water pursuant to the *Swinomish Indian Tribal Community v. Washington State Department of Ecology* Supreme Court ruling in 2013. The previous staff reports, draft code, and other supporting documents published in advance of the December 5, 2017 Planning Commission workshop and the January 23, 2018 public hearing are available at the following website:

www.skagitcounty.net/Departments/PlanningandPermit/shortsub.htm.

Public Comments

The public comment period ended on January 25, 2018. No SEPA agency comments or Department of Commerce comments were received during the comment period. No written comments from the public were submitted to the Planning Department regarding the proposed amendments to SCC 14.18.100. No oral testimony was submitted at the public hearing held on January 23, 2018.

Recommendation

Skagit County PDS recommends that the Planning Commission forward a recommendation to the Board of County Commissioners to adopt the proposed amendments to SCC 14.18.100 (**Attachment 1**).

For More Information

Please visit the project website at:

www.skagitcounty.net/Departments/PlanningandPermit/shortsub.htm.

List of Attachments:

1. Proposed amendments to SCC 14.18.100

ATTACHMENT 1

DRAFT CODE

Plain text = existing code with no changes
Strikethrough = existing code to be deleted
<u>Underlined</u> = new code to be added
Double Strikethrough = existing code moved to another location
<u>Double Underline</u> = existing code moved from another location
<i>Italics</i> = instructions to code reviser

Chapter 14.18 Land Divisions

14.18.100 Preliminary Subdivisions

- (1) –(5) *No changes proposed.*
- (6) Preliminary Subdivision Approval Duration
 - (a) through (e): *No changes proposed.*
 - (f) Any applicant who has received preliminary short or long subdivision approval on or before April 1, 2014, who submits a request for extension in writing to the Administrative Official at least 30 days before the preliminary approval expiration date may be granted a one-year extension of the preliminary approval by the Administrative Official or designee upon a showing that the applicant has attempted in good faith to submit the final subdivision within the preliminary approval period set forth in Subsections (6)(a) and (b) of this Section. Only ten total extensions shall be allowed pursuant to Subsections (6)(e) and (f). The Administrative Official’s decision on a plat extension request is appealable as a Level I decision pursuant to SCC Chapter 14.06.