

**SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES
NOTICE OF DECISION**

File # PL16-0485
Karen Everett

Notice is hereby given that on January 31, 2017 the Skagit County Planning & Development Services approved the Reasonable Use Exception Application, with noted conditions, PL16-0485, submitted by Karen Everett to allow residential development on Parcel P61720. The subject property is approximately .20 acres (50 ft. x 160 ft.) in size and is located within the Rural Intermediate (RI) Zoning/Comprehensive Plan designated area as identified within the Skagit County Comprehensive Plan and associated maps as adopted July 24, 2000 and as thereafter amended. The minimum lot size in the Rural Intermediate designation is 2.5 acres. Thus the subject property is considered substandard in size to the Rural Intermediate zoning designation. Pursuant to Skagit County Code (SCC) 14.16.850(4)(f), under certain circumstances a Reasonable Use Exception is required for development on a substandard parcel.

The application was deemed complete on November 17, 2016 and the Notice of Development was published on November 24, 2016.

The subject property is located on Guemes Island Road on the East side of Guemes Island and is described as Lot 14 of Alverson's Camping Tracts as recorded in Vol. 4 of Plats, Pg. 28, August 31, 1921; located in a Ptn of the NW ¼ pf the NE ¼ of Section 36, Township 36, Range 1 E., W.M. The subject property is identified as Parcel P61720.

Pursuant to Skagit County Code 14.06.200, the Notice of Decision shall be forwarded to parties of record, the applicant and other applicable parties of interest.

The applicant and/or a party of record may appeal the decision of the Skagit County Planning & Development Services to the Skagit County Hearing Examiner pursuant to the provisions of Section 14.06.110(7). Parties with standing to appeal must submit the appeal form and appeal fees to the Skagit County Planning & Development Services within 14 calendar days of the date of decision pursuant to SCC 14.06.110.

Date of Decision: January 31, 2017

Appeals must be submitted by: February 14, 2017

Transmitted to the Skagit Valley Herald: January 31, 2017

Please publish: February 2, 2017

Grace Roeder, Senior Planner
Skagit County Planning & Development Services
1800 Continental Place
Mount Vernon, WA 98273
(360) 416-1320/(360) 416-1332
Everett.gracer.02.03.17