

Resolution No.

Establishing the 2021 Docket of Proposed Policy, Code, and Map Amendments

Whereas under RCW 36.70A.130(2)(a), updates, proposed amendments, or revisions to the Comprehensive Plan are considered by the County no more frequently than once every year;

Whereas under SCC 14.08.020(6), the Board of County Commissioners may accept petitions for development regulation amendments as part of the annual docketing process, or may itself initiate the process of adopting or amending development regulations at any time;

Whereas under SCC 14.08.030, Skagit County accepted proposals for amendments to the Comprehensive Plan, zoning map, and/or development regulations through the last business day of July;

Whereas the 2019 Docket was acted on December 28, 2020;

Whereas petitions received for the 2020 Docket that were not previously considered for docketing are included for consideration in the 2021 Docket;

Whereas Skagit County Planning and Development Services received 13 proposals for consideration on the 2021 Docket;

Whereas Skagit County Planning and Development Services published notice of the public hearing on April 15, 2021, and accepted written comment through May 5th, 2021;

Whereas the Board held a public hearing on the proposals on May 3rd, 2021;

Whereas amendment proposals placed on the docket will undergo further public, agency, and environmental review, consideration by the Planning Commission, and final consideration by the Board of County Commissioners; however, placing a proposal on the docket does not imply its ultimate approval;

Whereas on May 11, 2021, the Board deliberated on the proposals, including public comments received, and made a motion to include, exclude, or defer amendments to the Comprehensive Plan, zoning map, and / or development regulations.

Now Therefore, Be It Resolved by the Board of County Commissioners that:

The 2021 Docket of Proposed Policy, Code, and Map Amendments is hereby adopted and attached as **Exhibit A**.

Witness Our Hands and the Official Seal of Our Office this 11 day of May, 2021.

**BOARD OF COUNTY COMMISSIONERS
SKAGIT COUNTY, WASHINGTON**



Lisa Janicki
Lisa Janicki, Chair

Peter Browning
Peter Browning, Commissioner

Ron Wesen
Ron Wesen, Commissioner

Attest:

Linda Hammer
Clerk of the Board

Recommended:

Neil H. Hart
Department Head

Approved as to form:

[Signature]
Civil Deputy Prosecuting Attorney

Exhibit A

2021 Docket of Proposed Policy, Code, and Map Amendments

| Number | Title & Petitioner | Description | Action Taken |
|---|---|---|--|
| Public Proposals | | | |
| Map Amendment/Rezone | | | |
| PL19-0396 | Buchanan Acres Map Amendment and Rezone , Lisser & Associates PLLC | Rezone a 32 acre parcel from Rural Reserve to Rural Village Reserve. This open space is Lot 9 is of the Buchanan Acres Long CaRD (Conservation and Reserve Area). | Exclude |
| PL19-0419 | Nielsen Brothers Map Amendment and Rezone , Nielsen Brothers, Inc. (Nielsen) | Change 11.89 acres, east of Sedro Woolley, from Agriculture – Natural Resource Lands to Natural Resource Industrial. | Include |
| Comprehensive Plan/Development Code Amendments | | | |
| LR20-02 | Small Scale Business Zone Use Modification , Terramar LLC (Barker) | Amend SCC 14.16.140 Small Scale Business (SSB) zone to include restaurants as a permitted use. | Include |
| LR20-04 | Fully Contained Community proposal , Skagit Partners, LLC (Sygitowicz) | Amend the Comprehensive Plan, Development Regulations, and Countywide Planning Policies to establish a process for consideration and approval of a new fully contained community, consistent with RCW 36.70A.350. | Include – Limit to Comprehensive Plan amendments only |
| LR20-05 | Public Notice Amendment for Mineral Resource Extraction area , Skagit River Alliance (Burrows) | Amend SCC 14.06.150, Public Notice Requirements. For mineral extraction activities notice must be provided within one mile and be posted at any post offices of nearby communities. | Include |
| LR20-06 | Outbuildings in Rural Zones , Robert Burrows | Amend the development code to allow rural landowners in rural residential zones to legally have more than one 200 square foot outbuilding per five acres. | Exclude |
| LR20-07 | Accessory Dwelling Unit Code Amendment , Robert and Kimber Burrows | This proposal relaxes the family member occupancy requirement and removes the current Accessory Dwelling Unit size restrictions for existing structures. | Include |

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| LR20-08 | Robert Burrows; Mineral Resource Overlay Review | The petitioner requests a comprehensive review of the mineral resource overlay (MRO) from Concrete to Marblemount. | Exclude |
| LR21-01 | Delvan Hill Road MRO reconsideration and moratorium, Delvan Hill Road Residents (Dolstand, Donnelly, etc.) | Reconsider the MRO granted under 2017 docket item, Weide Quarry C-20. Place at least a three year moratorium relating to mining and restrict truck traffic to historical standards. | Exclude |
| LR21-02 | Clarify CaRD Land Divisions and the "Reserve" Function, Friends of Skagit County (Bynum) | Clarify the definition and function of the Conservation and Reserve Developments (CaRD) within the Comprehensive Plan and code. | Include |
| LR21-03 | Prohibit mitigation banks and mitigation service areas in Skagit County, Friends of Skagit County (Bynum) | Prohibit the future development of additional wetland mitigation banks in Skagit County along with mitigation bank service areas from other counties. | Exclude |
| LR21-04 | Agricultural processing facilities in BR-Light Industrial, Island Grown Farmers' Cooperative (IGFC) (Shephard) | Clarify "Agricultural and food processing, storage and transportation", a permitted use in Bayview Ridge Light Industrial (BR-LI) zone, by adding Agricultural slaughtering facilities as an accessory use incidental to Agricultural and food processing, storage and transportation facilities, provided that the portion of the premise dedicated to slaughtering is (1) entirely enclosed within the interior of the facility, and (2) occupies less than 5,000 square feet of the total processing facility. | Include |

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| LR21-05 | Expand pre-existing natural resource-based uses in Ag-NRL, Nielsen Brothers, Inc. (Nielsen) | Amendment to Comprehensive Plan policies and development regulations on Agricultural Resource Lands. The proposed amendments would allow for expansion of pre-existing natural resource-based uses in Agricultural resource lands subject to administrative special use review. | Exclude |
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County Initiated Proposals

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| <u>C21-1</u> | 2020 Comprehensive Parks & Recreation Plan | Update the Comprehensive Plan to incorporate the 2020 Comprehensive Parks & Recreation Plan. This includes review of zoning and consistency of park classifications. | Include |
| <u>C21-2</u> | SEPA Determination Review Timing | The code for independent SEPA reviews does not require the submittal of a development permit when in the feasibility stage. This amendment would clarify that an appeal can be filed prior to a permit decision. | Include |
| <u>C21-3</u> | Hamilton zoning & Comprehensive Plan updates | Changes to the County Comprehensive Plan are needed to reflect the 2019 Hamilton annexation. This change will clean up zoning references that don't exist anymore. | Include |
| <u>C21-4</u> | Front setback to include Class 19 roads | 14.16.340(5)(c) BR-R zoning - front setback for primary residence should include both class 09 & 19 for the reduced front setback of 20'. Both are considered local neighborhood or minor access. | Include |
| <u>C21-5</u> | Pre-Application Requirement | Pre-application requirement associated with a Project permit would no longer be required. | Include |