

SKAGIT COUNTY PUBLIC NOTICE

NOTICE OF ISSUANCE AND AVAILABILITY OF A DRAFT ENVIRONMENTAL IMPACT STATEMENT EVALUATING ALTERNATIVE APPROACHES TO CREATING A BAYVIEW RIDGE SUBAREA PLAN IN ACCORDANCE WITH THE SKAGIT COUNTY COMPREHENSIVE PLAN AND THE GROWTH MANAGEMENT ACT.

NOTICE OF AVAILABILITY OF A DRAFT BAYVIEW RIDGE SUBAREA PLAN AND DRAFT DEVELOPMENT STANDARDS

NOTICE OF PUBLIC OPEN HOUSE

NOTICE OF PUBLIC HEARING

Notice is hereby given that on April 3, 2003, Skagit County will issue and make available to the public a Draft Environmental Impact Statement (DEIS) in compliance with the following regulations: Chapter 43.21C Revised Code of Washington (RCW) "State Environmental Policy Act (SEPA)," Chapter 197-11 Washington Administrative Code (WAC) "SEPA Rules," and Chapter 14.12 Skagit County Code (SCC) "SEPA Ordinance." The primary purpose of this programmatic non-project DEIS is to ensure that environmental impacts of alternative development/Urban Growth Area (UGA) scenarios are disclosed and evaluated. The process is intended to assist Skagit County in the evaluation and adoption of a Plan for the Bayview Ridge Subarea, including identification of relevant environmental issues, potential environmental impacts, and appropriate mitigation measures prior to issuing a Final Environmental Impact Statement (FEIS) and adopting a Subarea Plan. Additionally, the DEIS, along with the Draft Bayview Ridge Subarea Plan and Draft Development Standards, is part of Skagit County's response to orders from the Western Washington Growth Management Hearings Board Case No. 97-2-0060c.

A Determination of Significance (DS) and Scoping Notice were previously issued and a Public Scoping Meeting was held on May 31, 2001. The DEIS responds to the public comment received during the public scoping period

Simultaneously, Skagit County will issue and make available to the public a Draft Bayview Ridge Subarea Plan and Draft Development Standards on April 3, 2003. The Bayview Ridge Subarea Plan has been developed consistent with the provisions of the Growth Management Act (GMA) and the Skagit County Comprehensive Plan to coordinate and provide consistency with the Comprehensive Plan at a scale and level of detail that cannot be attained under the broad guidelines of the Comprehensive Plan because of the diversity in the character of the area.

Draft Development Standards propose revisions to SCC 14.04 "Definitions," SCC 14.16 "Zoning," and SCC 14.28 "Concurrency." The purpose of these revisions is to guide development in the Bayview Ridge Urban Growth Area (UGA), a non-municipal UGA located within the Subarea.

Proponent: Skagit County, Washington

Location of proposal: The Bayview Ridge Subarea is a 4,011-acre area located north and west of the City of Mount Vernon, and west of the City of Burlington, in Skagit County, Washington. The Subarea is generally bordered on the west by the Farm to Market Road, on the north by the Josh Wilson Road and the base of the hillside, on the east by the Avon-Allen Road, and on the south by Ovenell Road and SR 20.

Lead Agency: Skagit County Planning and Permit Center, 200 W. Washington, Mount Vernon, WA 98273

The DEIS, Draft Bayview Ridge Subarea Plan, and Draft Development Standards may be viewed at the Skagit County Planning and Permit Center and at the following local libraries: City of Anacortes, City of Burlington, City of Mount Vernon, and Skagit County Law Library. Hard copies may be purchased at PrintWise Inc., 2226 Market, Mount Vernon, WA. Copies are also available online at www.skagitcounty.net at the Planning and Permit Center department link.

Agencies and members of the public are invited to comment on the DEIS, Draft Bayview Ridge Subarea Plan, and Draft Development Standards. The method and deadline for providing your comments are as follows:

Public Open House: The Skagit County Planning and Permit Center will hold an informational Public Open House on Thursday, May 1, 2003, at a location and time to be determined in the near future, to provide the public an opportunity to review and discuss the documents.

Public Hearing: The Skagit County Planning Commission will hold a public hearing at 7 p.m. on Tuesday, May 20, 2003, in Hearing Rooms B and C of the Skagit County Administrative Building, 700 S. Second Street, Mount Vernon, Washington, to take testimony and written comments.

For citizens with special needs, both the Bayview Community Center (check this) and the Public Hearing Room are accessible. Persons with special needs or disabilities are asked to call the Commissioners' Office at (360) 336-9300 at least 96 hours before the Open House or Public Hearing to discuss and arrange for any needed accommodations.

Written Comment: Written comments (including facsimile transmissions) will be accepted until 4:30 p.m. on Friday, May 30, 2003, and must be sent to the Skagit County Planning and Permit Center, 200 W Washington, Mount Vernon, WA 98273. Comments must be submitted on 8½" x 11" paper. Maps must be in black and white and also reduced to 8½" x 11" size for reproduction purposes. Submittals not meeting these requirements will, unfortunately, not be considered. Similarly, comments transmitted via e-mail will not be accepted.

Responsible SEPA Official: Gary R. Christensen, Interim Director, Skagit County Planning and Permit Center

Contact Person: Connie Randall, Associate Planner, Skagit County Planning and Permit Center, 200 W Washington, Mount Vernon, WA 98273. Phone: (360) 336-9410.

Please publish in the April 3rd edition of the Skagit Valley Herald.