

BEFORE THE SKAGIT COUNTY HEARING EXAMINER

FINDINGS AND RECOMMENDATION

Applicant: Lohink LLC

Address: 1016 South Third
Mount Vernon, WA 98273

File No: C/U Open Space #006-2015

Request: To transfer 10 acres from Farm and Agriculture to
Current Use Open Space.

Location: Off Nulle and Lake Samish Roads, being Lot 3 Short Plat PL07-
0050 located in NW1/4 Sec. 1, T36N, R3E, W. M.

Assessor's No: P119232

Public Hearing: After reviewing the report of the Assessor's Office, the Hearing
Examiner conducted a public hearing on March 2, 2016.

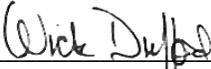
Recommendation: Approval

FINDINGS

1. Lohink LLC requests the transfer of property from Farm and Agriculture to Current Use Open Space. The applicant owned the property at the time of application. The property has since been sold to Seth and Cecilia Carson. The Carsons have joined in the request for this transfer.
2. The property is located off of Nulle and Samish Roads. It is Lot 3, Short Plat #PL07-0050, within NW ¼, Sec. 1, T36N, R3E, W.M. The parcel number is P119232.
3. The desire is to transfer 10 acres to Open Space. The property has historically been farmland, but does not now meet the requirement for gross commercial agricultural income. There are no improvements on the site.
4. The parcel is adjacent to Samish Water District property. There are wetlands on the site and Bear Creek runs through the southeastern portion of the parcel.
5. The preservation of this land would conserve and enhance natural resources, protect streams and wetlands, promote soil conservation and protect wildlife and plant habitat.
6. The hearing was held after due notice. There was no public testimony and there were no written comments.
7. The Examiner admitted the Exhibits submitted by Staff.
8. The Examiner finds that the property meets the definition of the classification sought.
9. The Staff recommends approval. The Examiner concurs with Staff.

RECOMMENDATION

The Examiner recommends approval of the application.



Wick Dufford, Hearing Examiner

Date: March 14, 2016

Copies transmitted to Applicant March 14, 2016