

BEFORE THE SKAGIT COUNTY HEARING EXAMINER

FINDINGS AND RECOMMENDATION

Applicants: David J. Temple, Bonita L. Yeager, and Della Coesen

Address: 8030 Wyatt Lane
Concrete, WA 98237

File No: C/UTROS#1-2006

Request: To include approximately 1.7 acres in the Current Use Open Space Program.

Location: North of Hamilton along the bank of the Nooksack River, within Gov't Lot 5 in Sec. 17, T36N, R6E, W.M.

Assessor's Account No: P51275.

Public Hearing: After reviewing the report of the Assessor's Office, the Hearing Examiner conducted a public hearing on April 26, 2006.

Recommendation: Approval

FINDINGS

1. David J. Temple, Bonita L. Yeager, and Della Coesen have filed an application for inclusion of approximately 1.7 acres in the Current Use Open Space Program. They are the owners of the property
2. The property lies north of Hamilton along the bank of the Nooksack River, within Gov't Lot 5 in Sec. 17, T36N, R6E, W.M. The Assessor's Account Number is P51275.
3. The property is a left over portion of a larger parcel of timber that has been in the family for years. This parcel can never be built on due to flooding, but provides a habitat for a variety of wildlife. If kept as open space, the parcel can conserve and enhance natural and scenic resources as well as provide riparian buffer protecting the adjacent stream.
4. The Staff Report and Exhibits submitted by the Assessor's Office are attached hereto and incorporated herein.
5. The hearing was held after due notice. There was no public testimony. There were no written comments.
6. The Examiner finds that the property meets the definition of the classification sought. See RCW 84.34.020.
7. The Staff recommends approval. The Examiner concurs with Staff.

RECOMMENDATION

The Examiner recommends approval of the application, with the above condition.



Wick Dufford, Hearing Examiner

Date: May 18, 2006

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