

NOTICE - PUBLIC HEARING RESCHEDULED
DOCKETING OF 2006 COMPREHENSIVE PLAN AMENDMENT/REZONE PROPOSALS
SKAGIT COUNTY BOARD OF COMMISSIONERS

On Tuesday, November 28, 2006, from 11:00 a.m. to Noon, the Skagit County Board of Commissioners will hold a public hearing to consider whether, or which of six applications to amend the Skagit County Comprehensive Plan land-use/zoning map should be placed on the docket of annual amendment proposals to be reviewed by the Skagit County Planning Commission. If placed on the docket, a proposed amendment will undergo public, agency and environmental review, one or more public hearings before the Planning Commission, and possible final adoption by the Board of Commissioners. If the Board does not place an amendment proposal on the docket for further review, review will stop, and the unused portion of the application fee will be refunded in accordance with the adopted fee schedule.

The public hearing will be held on Tuesday, November 28, 2006, from 11:00 a.m. to Noon, in the Board of Commissioners Hearing Room, Skagit County Commissioners Administration Building, 1800 Continental Place, in Mount Vernon. A previously scheduled hearing, to have occurred on November 6th, was cancelled due to the recent flood emergency.

These proposed map-amendments are separate and distinct from any proposed amendments currently under consideration as part of the state-mandated 7-year update of the Comprehensive Plan, because it is expected that action will be taken on the 7-year update prior to any substantive review and public hearings on these 2006-proposed amendments. The proposals that are being considered for inclusion in the 2006 docket of Comprehensive Plan Amendments are as follows.

Proposed Land-Use/Zoning Map Amendments:

Applicant / File No.	Summary of Proposal
Richard B. Johnson (PL06-0318)	A proposal to re-designate/rezone, from Rural Reserve to Sedro-Woolley Urban Growth Area, approximately 20 acres at the southwest junction of Bassett Road and State Route 9, to abandon and relocate the existing said intersection to a point further south on SR-9, and to re-route Basset Road east through the subject property to the proposed new intersection. If the proposed re-designation/rezone is approved, the above road and intersection re-construction, annexation into the City of Sedro-Woolley, and urban levels of residential and commercial development may occur.
Thomas Hsueh (PL06-0689)	A proposal to re-designate/rezone, from Agricultural Natural Resource Lands to Rural Marine Industrial, a portion of a 212-acre area along the southern shore of Padilla Bay, east of the Swinomish Slough, and north of State Route 20, to facilitate, if the re-designation/rezone is approved, the construction of a 7-slip luxury yacht marina, a boat channel and lock system, and associated boat maintenance, painting, dry dock and storage facilities. The applicant also proposes to dedicate the remaining portion of the property to the creation of a wildlife sanctuary.
Vans Properties II LLC (PL06-0695)	A proposal to re-designate/rezone an approximately 0.7-acre parcel, from Rural Reserve to Rural Business, at the northwest intersection of Chuckanut Drive and Interstate 5, to facilitate, if the re-designation/rezone is approved, commercial development adjacent to an existing automotive sales facility.

Applicant / File No.	Summary of Proposal
Silver Lake Holdings Inc. (PL06-0705)	A proposal to re-designate/rezone, from rural Reserve to Master Planned Resort, approximately 27 acres of property currently containing a recreational vehicle resort and campgrounds on Fidalgo Island, along Miller Road, south of Anacortes and west of SR-20. If the proposed re-designation/rezone is approved, intensification of existing and new resort-related uses may occur, including urban levels of residential and commercial development.
Stephen V. Burgess (PL06-0710)	A proposal to re-designate/rezone, from Agricultural Natural Resource Lands to Clear Lake Rural Village, approximately 24 acres between Beaver Lake Road and the southeast shore of Clear Lake. If the proposed re-designation/rezone is approved, additional residential development may occur.
Janell A. Studebaker (PL06-0711)	A proposal to re-designate/rezone, from Agricultural Natural Resource Lands to Rural Intermediate, approximately 50 parcels, ranging from less than 1 acre to 2 acres in size, in the area surrounding Sterling Drive, known as Metcalf's Addition, and along Sterling Road and Hart's Slough, south of the City of Sedro-Woolley, and south of State Route 20. If the re-designation/rezone is approved, an additional residential unit, on a vacant parcel within an otherwise fully developed subdivision, may occur, but subject to further land-use approvals by Skagit County.

Further information on the proposals, including maps and application materials, may be viewed at the Planning and Development Services department, 1800 Continental Place, Mount Vernon, Washington, between 8:00 a.m. and 4:30 p.m., Monday through Friday.

Your views on which of the proposals should, or should not, move forward for further consideration by the County are invited by attendance, representation, or letter. Written correspondence may be submitted by mail to: Skagit County Planning and Development Services, c/o Guy McNally, 1800 Continental Place, Mount Vernon, Washington 98273, or by FAX: (360) 336-9416. Questions may be directed to Guy McNally, (360) 336-9410, ext. 5818. Written comments (faxed, mailed, or delivered) will be received at the Planning and Development Services department until 4:30 p.m. on Monday, November 27, 2006. Written comments thereafter may be brought to and submitted during the public hearing. E-mails will not be accepted.

Written correspondence submittal requirements. Comments on the docketing of the proposals must be submitted on 8 1/2" x 11" paper. Maps must be in black and white and also reduced to 8 1/2" x 11" size for reproduction purposes. Submittals not meeting these requirements will, unfortunately, not be considered.

For citizens with special needs, the Board of Commissioners Hearing Room is accessible. Persons with special needs or disabilities are asked to call the Commissioner's Office at (360) 336-9300 at least 4 days before the hearing to discuss and arrange any needed accommodations.

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