

SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES
NOTICE OF DEVELOPMENT APPLICATION
Administrative Setback Reduction Request
File # PL16-0474

Notice is hereby given that on October 18, 2016, Rick Tesarik filed an Administrative Setback Reduction request (#PL16-0474) for the removal of an existing 729 square foot garage structure and the construction of a new 1,680 square foot (40' x 42') garage structure. The request is to reduce the required secondary front (north) setback along Oakland Lane from 20 feet to a 0 foot setback, and to reduce the rear (southeast) setback from 25 feet to an 8 foot setback, a 17 foot reduction request. The subject property is located within the Rural Village Residential (RVR) zoning/comprehensive plan designated area as indicated in the Skagit County Comprehensive Plan and associated maps adopted July 5, 2016. A letter of completeness was not issued and the application was determined to be complete for review purposes on December 12, 2016.

The project is located at 23340 Oakland Lane, Mount Vernon, within a portion of Section 1, Township 33N, Range 4E W.M., situated within Skagit County, Washington. (P62012).

A completed Administrative Setback Reduction request, Critical Areas Checklist, site plan and other application materials are on file with Skagit County Planning and Development Services. This information is available to the public on request. Other governmental approvals or permits that will be needed for this proposal from Planning and Development Services include: Approved demolition and Building Permits.

A decision on the application will be made within 120 days of the date the application was determined to be complete, which was December 12, 2016, pursuant to SCC 14.06.210. A public hearing before the Skagit County Hearing Examiner is not required for this project.

Any person desiring to express his or her views or to be notified of the action taken on this application should notify Brandon Black in writing of his or her interest within Fifteen (15) days of the date of publication of this notice which is 12-15-16. Failure to respond within the comment period could result in loss of the right to appeal. The file can be viewed at Planning and Development Services which is located at the Continental Place address listed below

Written comments must be received no later than 4:30 pm on: December 30, 2016.
*Email correspondence **will not be accepted**, however comments may be submitted via the PDS website under the "current legal notices" tab. (www.skagitcounty.net/pdscomments)*

Brandon Black, Senior Planner-Team Supervisor
Skagit County Planning and Development Services
1800 Continental Place
Mount Vernon, WA. 98273 (360) 416-1326

Mailed to the applicant and Transmitted to the Skagit Valley Herald on December 13, 2016.

Please publish on: December 15, 2016

Tesarik.brandonb.12.16.16