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Skagit County Auditor

AFTER RECORDING RETURN TO:
SKAGIT COUNTY HEARING EXAMINER
700 S. SECOND STREET, ROOM 100
MOUNT VERNON, WA 98273

DOCUMENT TITLE: ORDER ON SHORELINES VARIANCE, PL18-0635
AND CRITICAL AREAS VARIANCE—PL18-0636

HEARING OFFICER: SKAGIT COUNTY HEARING EXAMINER

APPLICANT: DANA WARREN AND KATHY FELDMAN

PARCEL NO(S): P64879

LOCATION: 15795 YOKEKO DRIVE, WITHIN SW1/4 SEC. 24, T34N, R1E, W.M

Permits Plus Receipt(s) Dated: 12/20/2018

NOTICE OF DECISION**BEFORE THE SKAGIT COUNTY HEARING EXAMINER**

Applicants: Dana Warren & Kathy Feldman
2201 East Newton Street
Seattle, WA 98112

Agent: Jodi Boyden
1029 Polte Road
Sedro Woolley, WA 98284

Requests: Shorelines Variance—PL18-0635
Critical Areas Variance—PL18-0636

Location: 15795 Yokeko Drive, within SW1/4 Sec. 24, T34N, R1E, W.M.;
Parcel No: P64879

Land Use Designations: Shorelines: Rural Residential/Shoreline of Statewide Significance
Zoning: Rural Intermediate

Summary of Proposal: To replace an existing cabin and deck (678 square-foot footprint) with a new three-story single family residence and deck (1293 square-foot footprint). The new home will have a pitched roof with the peak no more than 35 feet above average grade. The new deck will not extend farther waterward than the existing deck. Small lot size results in request to exceed maximum lot coverage (36.4% developed area on site).

Public Hearing: July 24, 2019. Testimony by Planning and Development Services (PDS) staff and by applicant and applicant's architect.

Decision/Date: The application is approved, subject to conditions. August 5, 2019.

Reconsideration/Appeal: Shorelines: Reconsideration may be requested by filing with PDS within 5 days of this decision. Appeal is to Board of County Commissioners by filing with PDS within 5 days of this decision, or decision on reconsideration if applicable.
Zoning: Reconsideration may be requested by filing with PDS Within 10 days of this decision. Appeal is to Board of County Commissioners by filing with PDS within 14 days of this decision, or decision on reconsideration if applicable.

Online Text: The entire decision can be viewed at:
www.skagitcounty.net/hearingexaminer