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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 SHORELINE VARIANCE APPLICATION PL19-0209  
CRITICAL AREAS VARIANCE APPLICATION PL19-0112

HEARING OFFICER: SKAGIT COUNTY HEARING EXAMINER

APPLICANT: JAMES AND DIXIE NASH

PARCEL NO(S): P66180

LOCATION: 20925 LAKE SIXTEEN ROAD, WITHIN SW1/4 SEC.15, T33N, R4E,  
W.M. PARCEL #P66180

Permits Plus Receipt(s) Dated: 04/26/2019

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

**Applicant:** James and Dixie Nash  
22448 Bulson Road  
Mounts Vernon, WA 98274

**Request:** Shoreline Variance, PL19-0209  
Critical Areas Variance, PL19-0112

**Location:** 20925 Lake Sixteen Road, within SW1/4 Sec.15, T33N, R4E,  
W.M. Parcel #P66180

**Land Use Designations:** Shorelines: Rural Residential  
Zoning: Rural Intermediate

**Summary of Proposal:** To build a replacement single family residence on Lake Sixteen, with a setback of 35 feet from the edge of a shoreline-associated wetland. The new two bedroom home will have a footprint of 1040 square feet.

**Public Hearing:** September 25, 2019. Testimony by Planning and Development Services (PDS) staff and the applicant. No public testimony.

**Decision/Date:** The application is approved, subject to conditions.  
September 30, 2019

**Reconsideration/Appeal:** Shorelines: Reconsideration may be requested by filing with PDS within 5 days of this decision. Appeal is to the 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 the 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](http://www.skagitcounty.net/hearingexaminer)