



04/28/2021 01:38 PM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

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

DOCUMENT TITLE: Administrative Zoning Setback Variance, PL20-0292
Critical Areas Variance, PL20-0293

HEARING OFFICER: SKAGIT COUNTY HEARING EXAMINER

APPLICANT: Glenn Tuttle

PARCEL NO(S): P62140

LOCATION: 19273 West Big Lake Boulevard, comprising Lots 117, 118, 119 and
120, First Addition to Big Lake Water Front Tracts. The property
is within SE1/4NW1/4 Sec. 7, T33N, R5E, W.M.

Permits Plus Receipt(s) Dated: 07/23/2020

NOTICE OF DECISION

BEFORE THE SKAGIT COUNTY HEARING EXAMINER

Applicant: Glenn Tuttle
17523 36th Ave. West
Lynnwood, WA 98037

Request: Administrative Zoning Setback Variance, PL20-0292
Critical Areas Variance, PL20-0293

Location: 19273 West Big Lake Boulevard, comprising Lots 117, 118, 119
and 120, First Addition to Big Lake Water Front Tracts. The
property is within SE1/4NW1/4 Sec. 7, T33N, R5E, W.M.

Land Use Designation: Zoning: Rural Village Residential (RVR) and Rural Reserve (RRv)

Summary of Proposal: Reduce shoreline buffer from 100 feet to 50 feet; reduce wetland
buffer from 150 feet to 50 feet; reduce front yard setback from 35
feet to 10 feet -- all to accommodate construction of a single-family
residence with attached garage and, possibly, septic system.

Public Hearing: April 14, 2021 by electronic means. Testimony by Planning and
Development Services (PDS) staff and Applicant. No public
testimony.

Decision/Date: The application is approved, subject to conditions. April 28, 2021

Reconsideration/Appeal: 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