

BEFORE THE SKAGIT COUNTY HEARING EXAMINER

FINDINGS AND RECOMMENDATION

Applicant: Brian Arbogast and Valerie Tarico

Address: 1220 10th Ave. East
Seattle, WA 98102

File No: CU Open Space Land App#2-2019

Request: To include 40.13 acres in Current Use Open Space Land

Location: On Sinclair Island, as described in Exhibit A to Staff Report

Assessor's Nos: P126069 and portion of P123517.

Public Hearing: After reviewing the report of the Assessor's Office, the Hearing Examiner conducted a public hearing on February 27, 2019.

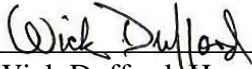
Recommendation: Approval

FINDINGS

1. Brian Arbogast and Valerie Tarico seek classification of 40.13 acres as Current Use Open Space Land. They are the owners of the property.
2. The property is located on Sinclair Island. The legal description is set forth as Exhibit A to the Staff Report which is by this reference incorporated herein. The Assessor's Account Nos are 126069 and portion of P123517.
3. The property is not currently in any Current Use category. The property is the subject of a permanent conservation easement with the San Juan Preservation Trust. There are no buildings on the land requested for open space.
4. The new classification would protect streams, stream corridors, wetlands, aquifers, soils and habitat, as well as preserve scenic vistas and visual quality along a road corridor.
5. The hearing was held after due notice. Submitted exhibits were admitted. There was no public testimony and there were no written comments.
6. The Examiner finds that the property meets the definition of the classification sought.
7. The Staff recommends approval. The Examiner concurs with Staff.

RECOMMENDATION

The Examiner recommends approval of the application.



Wick Dufford, Hearing Examiner

Date: March 11, 2019

Copies transmitted to Applicant, Assessor's Office and County Commissioners: March 11, 2019

Attachment: Staff Report and Exhibits