

**BEFORE THE SKAGIT COUNTY HEARING EXAMINER**

**FINDINGS AND RECOMMENDATION**

**Applicant:** Leo and Jane McIntee

**Address:** 3149 Butler Creek Road  
Sedro Woolley, WA 98284

**File No:** C/U O/S F&A Conservation App#06-2016

**Request:** To transfer 36.25 acres from Farm and Agriculture to Open Space Farm and Agricultural Conservation.

**Location:** S1/2NE1/4NE1/4, east of road, Sec. 20, T36N, R4E, except north 208 feet of west 208 feet, together with W1/2NW1/4 Sec. 21, T36N, R4E, W.M.

**Assessor's No:** P49536, P49707

**Public Hearing:** After reviewing the report of the Assessor's Office, the Hearing Examiner conducted a public hearing on August 31, 2016.

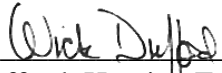
**Recommendation:** Approval

## **FINDINGS**

1. Leo and Jane McIntee seek to transfer property from Farm and Agriculture to Open Space Farm and Agricultural Conservation.
2. The property is located on Butler Creek Road within the NE1/4 of Section 20 and the NW1/4 of Section 21, T36N, R4E, W.M.
3. The request is to transfer 36.25 acres. The property is traditional farmland that at present does not meet the requirement for gross commercial agricultural income. It is being hayed at this time.
4. The parcel has not been irrevocably devoted to a use inconsistent with agricultural uses and has a high potential for returning to commercial agriculture.
5. The hearing was held after due notice. There was no public testimony and there were no written comments.
6. The Examiner admitted the exhibits submitted by Staff.
7. The Examiner finds that the property meets the definition of the classification sought.
8. The Staff recommends approval. The Examiner concurs with Staff.

## **RECOMMENDATION**

The Examiner recommends approval of the application.

  
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Wick Dufford, Hearing Examiner

Date: October 10, 2016

Copies transmitted to Applicant, Assessor, County Commissioners: October 10, 2016