

SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES
NOTICE OF DECISION
SUP File # PL21-0623 & Variance File # PL21-0638

Notice is hereby given that on **July 26, 2022**, the Skagit County Hearing Examiner **approved** the following: **Special Use Permit application(PL21-0623)** submitted by Duane Scholten; DNA Real Estate Holdings, LLC; Scholten's Equipment, Inc. to permit the construction of an approximate 16,000 square foot building to be located south of the existing 7,875 square foot existing building. The proposal includes the construction of a 20-foot x 40-foot wood-framed structure and three (3) 8-foot x 40-foot metal storage containers. A **fifteen (15) year phasing plan** has also been submitted for approval to allow for the future construction of an additional 15,000 square foot structure to be located on the southern portion of the subject property. The applicant also applied for an **Administrative Variance request (PL21-0638)** associated with the proposed 16,000 square foot building in order to reduce the required front (east) yard setback from 55-feet (when parking is located in the front or sides of structure) to 45-feet, and to reduce the required rear (west) yard setback from 35-feet to 25- feet. Additionally, the applicant proposes reducing the required rear (west) setback of 35-feet to approximately 20-feet in order accommodate the 20-foot x 40-foot wood framed enclosed structure located at the northwest corner of the existing building. The subject property is located within the Rural Business (RB) zoning/comprehensive plan designation at 9534 Green Road, Burlington, Washington, 98233 within a portion of the Southeastern 1/4 of Section 19; Township 35 North; Range 04 East; W.M., situated in unincorporated Skagit County, Washington. (Parcel #: P36925). Staff Contact: Kevin Cricchio.

Project Location: The subject property is addressed as 9534 Green Road, Burlington, Washington, 98233 and is located in a portion of the Southeastern 1/4 of Section 19; Township 35 North; Range 04 East; Willamette Meridian, situated in unincorporated Skagit County, Washington (Parcel #: P36925).

Applicant /Landowner: Duane Scholten; DNA Real Estate Holdings, LLC; Scholten's Equipment, Inc.; 8223 Guide Meridian Road, Lynden, Washington 98264

Pursuant to Skagit County Code 14.06.200, the Notice of Decision shall be forwarded to parties of record, the applicant and other applicable parties of interest. The applicant and/or a party of record may appeal the decision of the Hearing Examiner to the Skagit County Board of Commissioners pursuant to the provisions of Section 14.06.110. Parties with standing to appeal must submit the appeal form and appeal fees to the Planning and Development Services Department within **14 calendar days of the date of the Decision**.

Transmitted to the Skagit Valley Herald: August 2, 2022
Please publish: August 4, 2022
Appeals must be submitted by: 4:30 PM on August 9, 2022

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