

**SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES  
DETERMINATION OF NONSIGNIFICANCE (DNS)  
And NOTICE OF DECISION**

For  
**Beplate**  
File #**BP21-0828**

**PROJECT DESCRIPTION:** Notice is hereby given that on May 23, 2022, Skagit County Planning and Development Services approved the State Environmental Policy Act (SEPA) checklist review completed in conjunction with Grading Permit application #BP21-0828 for the construction of an access road/circular drive on an 8.94-acre site. The project includes the excavation of approximately 1,600 cubic yards of material and the placement of approximately 5,200 cubic yards of material. The project is located within the Rural Reserve (RRv) zoning/comprehensive plan designated area as indicated in the Skagit County Comprehensive Plan and associated maps adopted July 5, 2016, and as thereafter amended.

**PROPONENT:** Douglas Beplate, 1777 S. Burlington Blvd., #407, Burlington, WA 98233. **PROJECT CONTACTS:** Tiffany Construction LLC., c/o Tracy Tiffany, 411 Peach Place, Camano Island WA. 98282. Zimmer Studios, c/o Robert Zimmer, 2514 41<sup>st</sup> Avenue SW, Seattle, WA 98233.

**PROJECT LOCATION:** The project is located at 12481 Persons Road, Bow, within a portion of Section 19, Township 35 N, Range 3 E W.M., situated within Skagit County, Washington. (P34488)

**LEAD AGENCY:** Skagit County Planning and Development Services.

The lead agency for this proposal has determined that it does not have a probable significant adverse impact on the environment. An environmental impact statement (EIS) is not required under RCW 43.21C.030 (2)(C). This decision was made after review of a completed environmental checklist, critical areas checklist, and other information on file with the lead agency. This information is available to the public on request.

**The Lead Agency previously issued a comment period for this proposal under the Optional DNS process outlined under WAC 197-11-355.**

You may appeal this threshold determination by addressing those criteria as set forth in Skagit County Code 14.06 and 16.12 and then by filing such with the Skagit County Planning and Development Services for service to the SEPA responsible official within fourteen (14) calendar days after the publication date of this threshold determination.

Appeals must be submitted by: **June 9, 2022.**

**RESPONSIBLE OFFICIAL:** Director of Planning and Development Services  
**CONTACT PERSON:** Brandon Black, Current Planning Manager  
**MAILING ADDRESS:** 1800 Continental Place, Mount Vernon, WA 98273.

PHONE: (360) 416-1320

Date: 5-24-22 Signature Brandon Black.

*On behalf of Hal H. Hart*

AICP, Planning and Development Services Director

cc: WDOE, Public Works, NW Clean Air Agency, Fire Marshal, WSD&W, Skagit River Systems  
Coop, DHAP, Upper Skagit Indian Tribe, Samish Indian Nation, Critical Areas and Stormwater  
review, Water Resources, SC Health Dept., Applicant

**Please Publish: 5-26-22**

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