

SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES
NOTICE OF DEVELOPMENT APPLICATION
Administrative Setback Reduction Request
File # PLAN2-2025-0015

Notice is hereby given that on June 17th, 2025, Tom Wenzl, filed an Administrative Setback Reduction Request (PLAN2-2025-0015) to reduce the required front setback (north property line) from 35 feet to 20 feet for the construction of a shop. The subject property 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. The application was determined complete for review purposes on July 8th, 2025.

The project is located at 22814 Mud Lake Road, Mount Vernon, within Section 2, Township 34N, Range 4E W.M., situated within Skagit County, Washington (P23425).

A complete Administrative Setback Reduction Request application, site plan and other application materials are on file with Skagit County Planning and Development Services. This information is available to the public on request. Other governmental approvals or permits that may be needed for this proposal from Planning and Development Services include: approved land disturbance and building permits.

A decision on the application will be made within 100 days from the date the application was determined complete, which was July 8th, 2025, pursuant to SCC 14.06.150. A public hearing before the Skagit County Hearing Examiner is not required for this project.

Any person desiring to express his or her views or to be notified of the action taken on this application should notify Allison Sanders in writing of his or her interest within Fifteen (15) days of the date of publication of this notice which is 7-10-25. Failure to respond within the comment period could result in loss of the right to appeal. The file can be viewed at Planning and Development Services which is located at the Continental Place address listed below.

Written comments must be received no later than 4:30 pm on: July 25th, 2025.

*Email correspondence **will not be accepted**, however comments may be submitted via the PDS website (www.skagitcounty.net/pdscomments)*

Allison Sanders - Current Planning
Skagit County Planning and Development Services
1800 Continental Place
Mount Vernon, WA 98273
(360) 416-1320

Transmitted to the Skagit Valley Herald on July 8th, 2025
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