



Skagit County Planning Commission

www.skagitcounty.net/planningcommission

Chair Tim Raschko **Vice Chair** Tammy Candler
Members Vincent Henley, Amy Hughes, Jennifer Hutchison, Mark Knutzen, Kathy Mitchell, Martha Rose, Joe Woodmansee

SKAGIT COUNTY PLANNING COMMISSION MEETING MINUTES

Planning Commission Agritourism Work Session

July 11, 2023

6:00 PM – 7:03 PM

Please refer to transcript and video recording of Planning Commission meeting for in-depth information about these meeting minutes. Meeting materials, the full transcript, meeting agenda, and referenced video recording of this meeting can be viewed at the Planning Commission Schedule and Agenda page:

<https://www.skagitcounty.net/Departments/PlanningCommission/PCminutes.htm>

Summary of Meeting

Roll Call

Vice Chair Candler began the meeting with a roll call.

Tim Raschko: Absent

Kathy Mitchell: Present

Mark Knutzen: Present

Amy Hughes: Present

Joe Woodmansee: Present

Martha Rose: Absent

Tammy Candler: Present

Vincent Henley: Present

Jennifer Hutchison: Absent

Approval of Minutes (6/13/2023)

Vice Chair introduced the minutes from the last meeting (6/13/2023) for approval. A motion to approve the June 13th meeting minutes was initiated by Commissioner Knutzen and was seconded by Commissioner Mitchell. The minutes were approved unanimously.

Public Remarks

There were no public remarks.

2023 Docket Applicant Presentations

Kevin Lisser with Lisser and Associates presented on behalf of the Dunlap family for their docket proposal, LR23-01 to rezone the property from Ag-NRL to rural reserve (RRv). Mr. Lisser presented photos of the toe of the slope and the uplands to illustrate that this area is not farmable, and therefore, why they would request a rezone to Rural Reserve. The property is approximately 22 acres, and the rezone would allow for an additional housing unit with a CaRD development. Kevin Lisser answered questions from the Commissioners on why the land was not farmable and whether it could accommodate a barn or other agricultural use.

Heather Rogerson from the Port of Skagit presented on LR23-03, a request from the Port to rezone an acre of property in Bayview Ridge from the existing zoning of Bayview Ridge Residential to Bayview Ridge Light Industrial. She showed pictures to illustrate how it is currently a split zone with six acres zoned Bayview Ridge Light Industrial and one-acre zoned Bayview Ridge Residential. She showed pictures and maps to illustrate that north, west, and south are all light industrial surrounding the property. Ms. Rogerson also showed pictures of a preliminary concept rendering of the Port's plans for a business park called Watershed. This proposed development would include a new agricultural innovation campus.

Overview of Comprehensive Plan Update

Long Range Planning Manager, Sarah Ruether presented an overview of the proposed timeline and new legislative requirements that will be part of the upcoming Comprehensive Plan update. The Commissioners asked questions to clarify the purpose and intent of some of the new requirements for the Comprehensive Plan update.

A full transcript of the discussion is available on our website:

<https://www.skagitcounty.net/Departments/PlanningCommission/PCminutes.htm>

Director's Update

Planning Director, Jack Moore, discussed the software update for Planning and Development Services and how it will help Staff and the applicants with permitting. Mr. Moore also discussed current stormwater projects with the Port. Mr. Moore shared that he has not received any new updates on the proposed Orca relocation.

Planning Commission Comments/Announcements

There were no announcements.

Adjourned at 7:03 PM

Tim Rashko, Planning Commission Chair

Date

Jack Moore, Secretary

Date