



Newspaper Legal Notices December 2023

-----12-30-23-----

Stair Access to Similk Beach

Applicant: James and Rebecca Fox

File # PL22-0196

Scope: approved Shoreline Substantial Development Permit request for the construction and use of a residential pedestrian access stair assembly to provide safe access to Similk Beach.

Location: at 8280 Oyster Shell Lane, Anacortes, within the SW1/4 of Section 9, Township 34 North, Range 2 East, W.M., Skagit County, Washington. P120706.

Appeals must be submitted by January 2, 2024 before 4:30 PM.

Staff Contact: Betsy Stevenson, AICP, Senior Natural Resources Planner Skagit County Planning and Development Services 1800 Continental Place Mount Vernon, WA 98273 (360) 416-1320

Monopole Tower for T-Mobile

File : 289/23 SPR

Applicant : Bruce and Stephanie Bowman

Location : 1033 Harmony Rd., Parcel, R23328-100-3130

Proposal: Build a 170' unmanned monopole tower for T-Mobile and (3) spots for future colocation. The tower and ground support equipment will be within a fenced 75' x 75' lease area.

Parcel has no known critical areas or buffers

Staff Contact : Cindy White, cindyw@islandcountywa.gov

Public Comments : must be received by 4:30 p.m. on January 17, 2023 ; mail to Island County Planning Department, PO Box 5000, Coupeville WA 98239; deliver to 1 NE 6th Street, Coupeville; or to 121 N. East Camano Drive, Camano Island; or FAX (360) 679-7306

Harvest for New SFR

File : 415/23 CGP-II

Applicant : Corsair Construction LLC

Location : R23203-364-0370, Whidbey Island

Proposal : Harvest of 100,000 board feet and grading of 250 cu. yd. for possible SFR.

Staff Contact : Xander Reitz; a.reitz@islandcountywa.gov

Public Comments : must be received by 4:30 p.m. on January 17, 2023 ; mail to Island County Planning Department, PO Box 5000, Coupeville WA 98239; deliver to 1 NE 6th Street, Coupeville; or to 121 N. East Camano Drive, Camano Island; or FAX (360) 679-7306

After-the-Fact Bulkhead Repairs

File : 421/23 SHE-II

Applicant : Dennis Wackerbarth & Cheryl Houser

Location : S8425-00-00134-0, Whidbey Island

Proposal : After-the-fact bulkhead repairs in marine buffer.

Staff Contact : Kayla Johnson; kayla.johnson@islandcountywa.gov

Public Comments : must be received by 4:30 p.m. on January 17, 2023 ; mail to Island County Planning Department, PO Box 5000, Coupeville WA 98239; deliver to 1 NE 6th Street, Coupeville; or to 121 N. East Camano Drive, Camano Island; or FAX (360) 679-7306



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After-the-Fact Roof, Deck & Dormers on Historical Bldg

File: EBY-23-064

Location: Parcel No. R03225-355-2100

Applicant: Ian Olsen

Project: After-the-fact permitting the cedar roof replacement for metal, replacing the original decks, and adding dormers on the Historic Samuel Libbey Ranch.

For additional information, email c.bonsen@islandcountywa.gov

Please visit www.islandcountywa.gov/planning/ for the Ebey's Landing Guidelines.

The public may submit comments in writing to Planning & Community Development; PO Box 5000, Coupeville, WA 98239

Hearing: On January 11, 2024, at 10:00 AM, the Historic Preservation Commission via video on Zoom at: <https://tinyurl.com/2p9szpr9> or phone 1 (253) 215-8782 US (Tacoma) Meeting ID: 937 5754 6931 Passcode: 993018

2800 SF Storage Bldg

File: EBY-23-063

Location: R03225-189-4630

Applicant: Christina Shoemaker & Sandy Kennedy

Project: Installation of new 2,800 sq.ft. storage building.

For additional information, email c.bonsen@islandcountywa.gov

Please visit www.islandcountywa.gov/planning/ for the Ebey's Landing Guidelines.

The public may submit comments in writing to Planning & Community Development; PO Box 5000, Coupeville, WA 98239

Hearing: On January 11, 2024, at 10:00 AM, the Historic Preservation Commission via video on Zoom at: <https://tinyurl.com/2p9szpr9> or phone 1 (253) 215-8782 US (Tacoma) Meeting ID: 937 5754 6931 Passcode: 993018

New SFR

File: COA-23-055

Location: Parcel No. S7302-03-00005-1 Lot 1

Applicant: Mitch Aparicio / Stuurmans Enterprises Inc

Project: Construction of a new single-family residence.

For additional information, email c.bonsen@islandcountywa.gov

Please visit www.islandcountywa.gov/planning/ for the Ebey's Landing Guidelines.

The public may submit comments in writing to Town of Coupeville, PO Box 725, Coupeville, WA 98239

Hearing: On January 11, 2024, at 10:00 AM, the Historic Preservation Commission via video on Zoom at: <https://tinyurl.com/2p9szpr9> or phone 1 (253) 215-8782 US (Tacoma) Meeting ID: 937 5754 6931 Passcode: 993018

New Mixed Use Building

File: COA-23-059

Location: 108 SW Terry Rd

Applicant: John Robers on Behalf of Gifts from the Heart Food Bank

Project: Construction of a new mixed-use building.

For additional information, email c.bonsen@islandcountywa.gov



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Please visit www.islandcountywa.gov/planning/ for the Ebey's Landing Guidelines.

The public may submit comments in writing to Town of Coupeville, PO Box 725, Coupeville, WA 98239

Hearing: On January 11, 2024, at 10:00 AM, the Historic Preservation Commission via video on Zoom at: <https://tinyurl.com/2p9szpr9> or phone 1 (253) 215-8782 US (Tacoma) Meeting ID: 937 5754 6931 Passcode: 993018

New Coffee Shop w/Drive-Thru & Plaza

Location: 31405 SR 20

File: 2310-0666

Applicant: not given

Scope: Conditional Use for New coffee shop with drive-thru and pedestrian plaza.

The associated applications are available for review at the City of Oak Harbor Development Services Department at City Hall, 865 SE Barrington Drive.

For more information, please contact the Permit Coordinator in the Development Services Department at 360-279-4510.

Public Hearing: before the City of Oak Harbor Hearing Examiner in the Council Chambers at City Hall on Wednesday, January 17, 2024 at 2:00 PM and may be viewed live via YouTube at www.youtube.com/cityofoakharbor.

Expand Childcare Center

Location: 1165 SW Fort Nugent

File: 2309-0060

Scope: Conditional Use for Childcare Center Expansion by adding new building into existing lot.

The associated applications are available for review at the City of Oak Harbor Development Services Department at City Hall, 865 SE Barrington Drive.

For more information, please contact the Permit Coordinator in the Development Services Department at 360-279-4510.

Public Hearing: before the City of Oak Harbor Hearing Examiner in the Council Chambers at City Hall on Wednesday, January 17, 2024 at 2:00 PM and may be viewed live via YouTube at www.youtube.com/cityofoakharbor.

-----12-29-23-----

Olympic Pipeline Gasoline Spill Response

Applicant: Olympic Pipe Line Company LLC, 600 SW 39th St, Ste 275, Renton, WA 98057

File: 44907

Scope: Olympic Pipeline Gasoline Spill Response, Conway, involves 1.5 acres of soil disturbance for construction activities related to a response for a petroleum pipeline valve release. The receiving waterbodies are groundwater and "Wetland A," adjacent to and along Hill Ditch.

Location: on State Route 534 at Hill Ditch near Conway in unincorporated Skagit County

Comments can be submitted to ecyrewqianoi@ecy.wa.gov, or Department of Ecology Attn:

Water Quality Program, Construction Stormwater, P.O. Box 47696, Olympia, WA 98504-7696

More Info, Search Project Name Here: <https://apps.ecology.wa.gov/paris/DocumentSearch.aspx>

Name we found it under: Olympic Pipe Line Company MP 46 Valve Site and Two Offsite



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Staging Areas

Direct Link: <https://apps.ecology.wa.gov/paris/FacilitySummary.aspx?FacilityId=-47124>

-----12-28-23-----

Private Road

File #PL23-0056

Scope: approved the Preliminary Plat approval request to modify Preliminary Plat approval condition #29 to allow for the required road right-of-way width to be reduced to 40-feet.

Preliminary Plat approval Condition #29 required a 50-foot right-of-way width as shown in Figure B-8 of the Skagit County Road Standards. Skagit County Public Works has approved the deviation request to allow the road to be private and they have recommended approval of the requested 10-foot reduction of the right-of-way width.

Location: of Peterson Road, between Classic Place and Jacqueline Drive, at 16850 Peterson Road, Burlington, within a portion of Section 2, Township 34N, Range 3E W.M., situated within Skagit County, Washington. (P20974).

Applicant: Sound Development Group, on behalf of KSA Investments, LLC Located south

Proponent: KSA Investments, LLC, c/o Brandon Atkinson, 16559 Country Club Drive, Burlington, WA 98233.

Project Contact: Sound Development Group LLC, c/o Tammy Zempel, 1111 Cleveland Ave, Suite 202, Mount Vernon, WA 98273

Reconsideration period ends: January 2, 2024

Appeals must be submitted by: January 5, 2024

Staff Contact: Brandon Black Current Planning Senior Planner Skagit County Planning and Development Services 1800 Continental Place Mount Vernon, WA 98273 (360) 416-1326

-----12-27-23-----

Pre-Application 8x30 House Boat

File: WCRNEWS_AA_1227

Scope: Project to install a new 8'x30' residential float, ramp, and access pier. Project scope removes 2 existing piles and proposes adding 3 steel piles to secure new aluminum framed float with high density foam-filled pontoons. Replace concrete shore mount in nearshore with light transferring pier on 4 pin piles and grated deck as well as a new aluminum ramp.

Location: 2310 Dover Dr, Anacortes, WA 98221

Hearing: January 9th, 2023, at 6 PM go online to: cityofanacortes.org/1499/Public-Meetings.

Applicant Name: Christy Dopp Address: 205 NE Northlake Way Suite 230, Seattle, WA 98105

Phone: (206) 586-5559 Email: christy@waterfrontconstruction.com

Owner Name: Darin and Carrie Bottner Phone: (360) 622-6003 Email: cbottner95@gmail.com

Lead Agency: City of Anacortes

Westfront Business Complex

Applicant: Eric Weden, Weden Engineering PO Box 3246 Ferndale WA 98248

Application: 22009-SE, 22018-SPR

Project Location: 5545 & 5575 LaBounty Dr, Ferndale, Parcel numbers: 390229540388 & 390229564395, Legal descriptions: LOT A LABOUNTY CENTER LLA AS REC AF 2019-



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1103306, LOT 1 MCFARLAND LLA AS REC AF 2040101842

Scope: The Westfront Business Complex is a proposed 2-phase development of approximately 40,000 s.f. of flexible business/warehouse space in Ferndale, WA. It will occupy two parcels of land totaling 4.14 acres situated at 5545 & 5575 LaBounty Drive, north of the new Papé Kenworth project and includes associated parking, landscaping, stormwater, and utility improvements. Wetland impacts will be mitigated off-site.

Public Comment Period: December 27, 2023 – January 10, 2024

Contact: Michael Cerbone, SEPA Administrator comment@cityofferndale.org P.O. Box 936 Ferndale, WA 98248 (360) 685-2367

-----12-26-23-----

Subdivide 2 Parcels into 6 Lots

File: 23-0154

Applicant: Liberty Properties, LLC

Scope: Liberty Properties Townhomes Binding Site Plan & Variance Notice of Application to subdivide two parcels totaling 0.31 acres (13,504 square feet) zoned Main Street Business II (MB-II) into six new lots. The property is currently under construction for the development of two, three-unit townhome structures. The proposed Binding Site Plan is to locate each townhome on its own lot. The applicant is also requesting an Administrative Variance to approve a deviation from the required 35' lot width and internal side setback requirements to accommodate the existing unit width and proposed common wall boundary of each townhome.

Location: 9520 270th Street NW, Stanwood, WA 98292, 32032400414900 & 32032400415000

Any person may comment on this application by writing to the mailing or email address below.

Comments on this application must be received by 4:30 PM on Wednesday, January 10, 2024.

Contact Person: Tansy Schroeder, City Planner, (360) 454-5211;

tansy.schroeder@stanwoodwa.org; City of Stanwood, 10220 270th St. NW, Stanwood, WA 98292

Read more here: <https://stanwoodwa.org/DocumentCenter/View/7510/230154-Liberty-BSP-NOA->

-----12-22-23-----

Expand Mine by 9.85 Acres

Applicant: Hardrock Investments, LLC

Scope: a Conditional Use Permit application and associated SEPA, to expand an existing permitted 11.55-acre surface mine, by incorporating the 9.85-acre parcel directly to the west for the purposes of extending the lifetime of the existing mine. No change in access, number of employees, or vehicle trips are proposed. The parcel proposed for incorporation has an existing single family residence and accessory structures, which are proposed to remain outside of proposed mining and reclamation limits. Surrounding parcels directly to the east, south, and west are active surface mines within the same zone and Comprehensive Plan designation.

File: CUP2023-00009, SEPA2023-00096

Location: at 1813 E Pole Rd, within Section 11, Township 39N, Range 03E of W.M. Assessor's Parcel Numbers: 390311194459, 390311184410, 390311153461.

The file and supporting documents may be reviewed at Whatcom County Planning and



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Development Services, 5280 Northwest Drive, Bellingham, WA 98226.

Any person may submit written comments to project planner Maddie Schacht at the above address or at MSchacht@whatcomcounty.us by January 5, 2024.

-----12-21-23-----

Subdivide 11.7 Acres into 5 Lots and Future Tract

File Number: PL22-

Scope: applied for a long CaRD type of subdivision to create five (5) lots from the subject property. The subject property is 11.714 acres in area. Each of the five (5) lots being created will be one (1) acre in size with approximately 6.71 acres remaining in a tract designated for future development.

Applicant & Landowner: Mangat Harbhajan K & Mangat Khushdev S; 721 4th Avenue, Unit 52; Kirkland, Washington 98033

Location: on the south side of Mangat Lane accessed off of State Route 9 (SR9) within a portion of the Southwestern Quarter of Section 30; Township 36 North; Range 05 East; Willamette Meridian, situated in unincorporated Skagit County, Washington. (Parcel # P127899).

Public Comment Period: Written comments must be received no later than 4:30 PM on January 11, 2024. Email correspondence will not be accepted. However, comments may be submitted via the PDS website under the "recent legal notices" tab. (www.skagitcounty.net/pdscomments).

For Project Information: Kevin Cricchio, AICP, Senior Planner; Phone: (360) 416-1423; Email: kcricchio@co.skagit.wa.us; Skagit County Planning & Development Services, 1800 Continental Place, Mount Vernon, WA 98273

Replace SFR

File # PL23-0051

Applicant: Aimée O'Carroll, for Mark and Gina Chacon

Scope: an administrative critical areas variance application to reduce the standard 100-foot setback to 50 feet on the Lake Cavanaugh shoreline to accommodate a replacement single-family residence.

Location: within a portion of the property described as parcel number P66875 at 33096 Deer Park Lane, Mount Vernon, within the SW ¼ of the SW ¼ of Section 22, Township 33 North, Range 06 East, W.M.

Skagit County accepts comments online only through the form at www.skagitcounty.net/pdscomments. Written comments must be received by 4:30 pm, January 5, 2024. To ensure comments are received and processed properly, comments are not accepted via email.

Submit comments to: Kelsey Bellavance c/o Skagit County Planning and Development Services 1800 Continental Place Mount Vernon, WA 98273 (360) 416-1320

Determination of Abandonment of Non-Conforming Use

File #PL23-0324

Scope: APPROVED the determination of abandonment deeming the auto wrecking yard use abandoned.

Location: properties, P37600, P37610, P37619, P37620, P37621 and P37628, are zoned Agricultural-Natural Resource Lands (Ag-NRL), with the exception of P37600, which is zoned



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Rural Business (RB). The properties are south of the Sedro-Woolley city limits. Within a portion of Section 25, Township 35N, Range 04E W.M., situated within Skagit County, Washington.

Applicant: Skagit County Planning and Development.

Appeals must be submitted by: December 21, 2023

Thomas Wenzl Code Compliance Officer Skagit County Planning and Development Services
1800 Continental Place Mount Vernon, WA 98273 (360) 416-1340

Convert Duplex to SFR & Attached ADU

File: ADM2023-00059

Building Design Services submitted

Scope: an application requesting land use approval to authorize the conversion of an existing permitted duplex to a 2,278 square foot single family residence and 1,412 square foot attached Accessory Dwelling Unit (ADU) using the density credit program pursuant to WCC 20.34.132. The existing portion of the proposed ADU is 864 square feet and the applicant is proposing an addition of 548 square feet of living space. The property is approximately 5.18 acres in size, has an existing 3,429 square foot duplex proposed to be converted to a single-family residence/ADU, and appurtenant structures. The proposed ADU will be served by public water, on-site septic system, and will be accessed using a shared driveway with the proposed single-family residence. Location: at 2123 Granger Way within Section 04, Township 37 North, Range 01 East of W.M.

Assessor's parcel number(s): 370104-356100.T

The file and supporting documents may be reviewed at Whatcom County Planning and Development Services, 5280 Northwest Drive, Bellingham, WA 98226.

Any person may submit written comments to McKenna Thompson, at the above address or at mthompso@co.whatcom.wa.us by January 4, 2024.

Subdivide 24 acres into Farmstead & AG Parcel

File: SSS2023-00018

Applicant: Heather Mussard

Scope: an application requesting land use approval to authorize the agricultural subdivision of a 24.34-acre parent parcel into a 1.13-acre Farmstead Parcel and 23.21-acre Agricultural Parcel at the subject property. As proposed the 1.13-acre Farmstead Parcel will contain the existing single-family residence connected to public water, and existing on-site septic system. The Agricultural Parcel will remain in agricultural use. The subject property is located within the Agricultural zone, no land disturbance proposed.

Location: 9666 Depot Rd within Section 05, Township 40 North, Range 03 East of W.M.

Assessor's parcel number(s): 400305-350495.

The file and supporting documents may be reviewed at Whatcom County Planning and Development Services, 5280 Northwest Drive, Bellingham, WA 98226.

Any person may submit written comments to McKenna Thompson, at the above address or at mthompso@co.whatcom.wa.us by January 4, 2024.

Fairhaven Marine Industrial Park

Applicant: Port of Bellingham, Brian Gouran, PO Box 1677 Bellingham, WA 98227

File: WCRNEWS_BH_1221

Scope: Fairhaven Marine Industrial Park, involves 0.99 acres of soil disturbance for Industrial, Utilities construction activities. The receiving waterbody is Bellingham Bay.



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Location: at 801 Harris Ave in Bellingham in county.

Comments can be submitted to: ecyrewqiano@ecy.wa.gov, or ATTN: Water Quality Program, Construction Stormwater Washington State Department of Ecology P.O. Box 47696 Olympia, WA 98504-7696

-----12-20-23-----

Expand Cellular Facility

Applicant: Mr. Vinh Dinh on behalf of T-Mobile and ATC

File: WCRNEWS_LT_1220a

Scope: to allow expansion of a cellular communication facility, including a 25-foot extension of an existing monopole cell tower, colocation of related facilities on the tower, and expansion of other ground-based structures and facilities.

Location: 506 Nooksack Avenue, Nooksack, WA and is within the Light Industrial zoning district, in the NE ¼ of the SW ¼ of Section 29, T40N, R04E of W.M., Whatcom County parcel #400429 245210 0002

Public comment period for this application is from December 20, 2023 through January 4, 2024 to Nooksack City Hall, 103 W. Madison Street, Nooksack, WA 98276

SFR from Metal Storage Containers

Applicant: Brandon Passe

File: WCRNEWS_LT_1220b

Scope: pending application for a zoning variance for applicant who is constructing a single-family house using a design that is primarily made from metal storage containers. The application is seeking a variance from both the 12 in. eave overhang requirement and the 1,100 sq. ft. minimum floor space requirement outlined in Section 20.24.110 of the Sumas Municipal Code.

Location: 640 Garfield St within the NE ¼ of the NW ¼ of Section 35, Township 41 North, Range 04 East of W.M. within Sumas WA, Whatcom parcel 410434 403195

Public Comment : from December 20, 2023, until 4:00 p.m. on January 4, 2024 to Sumas City Hall 433 Cherry Street PO Box 9 Sumas, WA 98295

Sumas City Council will hold a public hearing regarding this application at Sumas City Hall on January 8, 2024 beginning at 7:00 p.m. Interested parties are invited to provide testimony at the public hearing.

Holiwalk - HUGE Affordable Housing Project

Location: Property: 260 Price Street, Friday Harbor, Washington, San Juan County, parcel: 351456013000

File: BSP01, SEP331

Scope: HolliWalk Neighborhood is a project that received over \$1.5 million of County funding. This is the County's second largest contribution to affordable housing. The brand new Holliwalk Neighborhood on Price Street in Friday Harbor is the fourth neighborhood on San Juan Island that the Home Trust has developed, and the seventh project that the Home Fund has funded. The neighborhood consists of eight, permanently affordable homes, soon to be occupied by families, essential service workers, retirees, and service industry workers.

Applicant: San Juan County & an Juan Community Home Trust – I think – they did not post



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permit where they said

Comments and other written requests must be submitted no later no later than 4:30 p.m. on December 21, 2023

Project Documents: You may view the application and other related documents on file at: <http://fridayharbor.org> (Government > Notices > Development Applications & Notices)

Village North- Phase I

File: LANDUSE-23-0132

Description: Village North- Phase I CUP

Location: 251541001000, 261 Weeks Rd, Lopez

Applicant: Housing Lopez C/O Lo Ruskauff, 304 Alaskan Way S, Suite 301, Seattle, WA 98104

SEPA Comment End Date: 12/27/23

Project Comment End Date: 1/10/23, can be submitted in writing to Community Development at P. O. Box 947, Friday Harbor, WA 98250

Hearing: HEX at CCHR/PHONE on 1/24/24, San Juan Island start at 10:00 a.m., in the County Council Hearing Room, 55 Second Street, Friday Harbor.

On file at: Community Development, located at 135 Rhone Street, Friday Harbor

Read more here: <https://services.sanjuan.co/Default.asp>, Citizen Services, Permits and Inspections, Permits Inquiry

89 Townhomes

Applicant: Landed Gentry Development Inc.

File: LUP 6-23

Scope: for a site plan and preliminary subdivision. If approved, this permit would authorize the development of 89 horizontally attached dwellings (townhomes) for individual sale. The development includes street improvements to Pine Street and Sharon Avenue, landscaping, utilities, environmental mitigation, and site improvements. The proposal includes an application to remove portions of the site from the regulatory floodplain through a FEMA Letter of Map Amendment (LOMA) process. Work will occur within the jurisdiction of the Washington State Shoreline Management Act and an application for a Shoreline Substantial Development Permit has been submitted.

Location: approximately 900 block South Pine Street in Burlington. Development activities will occur on Skagit County Assessor's parcel numbers P133596, P133597, P72178, P72179, P72181, P62772 and P62771 and along Pine Street and Sharon Avenue.

Hearing: The City of Burlington Hearing Examiner has scheduled a public hearing at 9:00 a.m. on January 18, 2024 at Burlington City Hall Council Chambers located at 833 S. Spruce Street, Burlington WA. Additionally, the public hearing will be hosted as a Zoom Webinar, you are invited to dial-in by calling 1-253-215-8782; or online through Zoom at this link:

<https://zoom.us/j/94491743954>, Webinar ID: 944 9174 3954

Meeting materials, project information, and a copy of the Staff Report and Recommendation are available on the Community Development Department's website under PRELIMINARY SUBDIVISION – Gages Crossing: <https://burlingtonwa.gov/105/Community-Development>

-----12-19-23-----



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Liberty Properties Townhomes - 6 new lots from 2 parcels

Project Number: 23-0154

Scope: Binding Site Plan & Variance - The applicant is requesting a Binding Site Plan in order to subdivide two parcels totaling 0.31 acres (13,504 square feet) zoned Main Street Business II (MB-II) into six new lots. The property is currently under construction for the development of two, three-unit townhome structures. The proposed Binding Site Plan is to locate each townhome on its own lot. The applicant is also requesting an Administrative Variance to approve a deviation from the required 35' lot width and internal side setback requirements to accommodate the existing unit width and proposed common wall boundary of each townhome. All other aspects of the proposal including lot size, lot depth, and required external setbacks are in compliance with the standards and requirements of the Stanwood Municipal Code.

Applicant: Liberty Properties, LLC

Project Address: 9520 270th Street NW, Stanwood, WA 98292, parcels: 32032400414900 & 32032400415000

How to View the Project: <https://stanwoodwa.org/CivicAlerts.aspx?AID=337>

Application Comment Period: Submit by 4:30 pm on Wednesday, January 3, 2024.

City Contact: Tansy Schroeder, City Planner, (360) 454-5211; tansy.schroeder@stanwoodwa.org

Read more here: <https://stanwoodwa.org/DocumentCenter/View/7510/230154-Liberty-BSP-NOA->

DADU - 1568 SF

File: ADM2023-00060

Applicant: Jesse Stoner

Scope: application requesting land use approval to authorize the construction of a new 1,568 square foot secondary residence in the form of a Detached Accessory Dwelling Unit (DADU) pursuant to WCC 20.36.132. The property is approximately 5.01 acres in size, has an existing 2,612 square foot single-family residence (SFR) and appurtenant structures. The proposed DADU will be served by a private well, on-site septic system, and will be accessed using a shared driveway with the existing SFR. A

Location: at 5501 East Rd within Section 29, Township 39 North, Range 03 East of W.M.

Assessor's parcel number(s): APN 390329-186225.

The file and supporting documents may be reviewed at Whatcom County Planning and Development Services, 5280 Northwest Drive, Bellingham, WA 98226.

Any person may submit written comments to McKenna Thompson, at the above address or at mthompso@co.whatcom.wa.us by January 2, 2023.

DADU - 738 SF

ADM2023-00048

Applicant: Thomas & Mary Erickson

Scope: an application requesting land use approval to authorize the construction of a new 1,400 square foot secondary residence in the form of a Detached Accessory Dwelling Unit (DADU) and 738 square foot attached garage pursuant to WCC 20.36.132. The property is approximately 5 acres in size, has an existing 2,056 square foot single-family residence (SFR) and appurtenant structures. The proposed DADU will be served by public water, on-site septic system, and will be accessed using a proposed extension to the driveway shared with the existing SFR.

Location: 4204 Hoff Rd within Section 09, Township 38 North, Range 02 East of W.M.



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Assessor's parcel number(s): 380209-033185.

The file and supporting documents may be reviewed at Whatcom County Planning and Development Services, 5280 Northwest Drive, Bellingham, WA 98226.

Any person may submit written comments to McKenna Thompson, at the above address or at mthompso@co.whatcom.wa.us by January 2, 2024.

-----12-18-23-----

DADU - 1718 SF

File: ADM2023-00058

Applicant: Jesse Stoner

Scope: an application for a detached Accessory Dwelling Unit (DADU) The applicant is requesting land use approval to authorize the construction of a new 1718 square foot secondary residence and attached garage in the form of a Detached Accessory Dwelling Unit (DADU) pursuant to WCC 20.36.132. The property is approximately 9.77 acres in size, has an existing 1,328 square foot single-family residence (SFR) and appurtenant structures. The proposed DADU will be served by private well, on-site septic system, and will be accessed using a proposed extension to the shared driveway with the existing SFR.

Location: at 6301 Northwest Dr within Section 15, Township 39 North, Range 02 East of W.M.

Assessor's parcel number(s): 390215-214217.

The file and supporting documents may be reviewed at Whatcom County Planning and Development Services, 5280 Northwest Drive, Bellingham, WA 98226.

Any person may submit written comments to Cody Hunter, at the above address or at chunter@co.whatcom.wa.us by January 2, 2024.

-----12-15-23-----

143 SF & Townhouse Lots on 59.7 Acres

File: LP-2019-375

Scope: 143 residential unit (113 single-family and 30 townhouse lots) Planned Residential Development proposed on a largely undeveloped 59.7-acre property adjacent to Township Street and connecting to Portobello Street. A mobile home and outbuilding are the only existing structures currently on site; these will be removed as part of this project. The property is zoned Residential 5 and allows for a variety of lot sizes under the PRD regulations in Chapter 17.43 of the Sedro-Woolley Municipal Code (SWMC).

Location: Assessor's Parcel #'s P39369, P39366, P39316, P125651 and P121363. The project includes construction of two main access roads – one from the east via Portobello Avenue and one from the west via State Route 9. Neighborhood collectors will stem from the future Portobello arterial, connecting residents to their homes. Also proposed are a variety of open spaces, all integrated into the site design in a way that provides connection points throughout the neighborhood to allow all users of the neighborhood quick and easy access to recreation from the north to the south end of the site. The project is proposed in four phases; phase one will include the 30 townhome lots, a new road connection for those 30 lots to access State Route 9 with a temporary turnaround at the east end, a stormwater pond and three open space tracts. Phase two will include 81 single-family lots, completion of the arterial connection from State Route 9 through to Portobello Avenue as well as a neighborhood collector street and two open space



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tracts. Phase three will include 23 single-family lots, a neighborhood collector street and two open space tracts. Phase four will include 9 single-family lots and a cul-de-sac connected to the arterial.

Applicant Contact: Devon Caines, 222 Grand Ave. Ste. C, Bellingham, WA 98226

Documents are available for review: Please contact the Assistant Planner, Nicole McGowan, by phone at (360) 855-0771 or e-mail at nmcgowan@sedro-woolley.gov to request documents, which will be made available electronically or mailed to the requestor.

Public Comment: Written testimony may be submitted to: City of Sedro-Woolley Planning Department, ATTN: Assistant Planner, 325 Metcalf Street, Sedro-Woolley, Washington, 98284, or by email to nmcgowan@sedro-woolley.gov until 8:00 AM on the date of the public hearing.

Public Hearing: with the Hearing Examiner on Thursday, December 28, 2023 at 9:00 AM via Zoom. For information on how to join the remote meeting, visit the Planning Department hearing examiner page on the City of Sedro-Woolley's website:

https://cms5.revize.com/revize/cityofsedrowoolley/departments/planning/hearing_examiner.php

Cedarside Commons Mixed Use Development

File: 22-0121

Scope: APPROVED, with the conditions, binding site plan to develop three parcels consisting of 21.8 acres located northeast of the intersection of 72nd Avenue NW and State Route 532 with a mixed-use development. The property is zoned Traditional Neighborhood (TN) and the proposal consists of 444 apartment units of varying sizes, and 72 townhome units for a total of 516 residential units in addition to 26,000 square feet of retail and office space, 7,130 square feet of recreational amenities for the residential occupants, and 126,198 square feet of Native Growth Protection Area to preserve the on-site wetlands and stream. The permittee is also requesting a Development Agreement to facilitate development of the site due to the large encumbrance of critical areas including proposed density, height, parking, and critical area buffers for the project. Recreational amenities and open space, storm water management, water and sewer infrastructure, and street and landscaping improvements are all included in the project.

Location: Parcels 32042000302000, 32042000302100 & 32042900200300

Proponent: West Edge Development – Three, LLC C/o Andrew McKinley, Managing Member 516 N Olympic Avenue Arlington, WA 98223

Staff Contact: Tansy Schroeder, City Planner, tansy.schroeder@stanwoodwa.org 360-454-5211

Overview: <https://stanwoodwa.org/civicalerts.aspx?AID=336>

Decision: <https://stanwoodwa.org/DocumentCenter/View/7463/22-0121-Cedarside-Notice-of-Revised-Recommendation>

-----12-14-23-----

Road Closure Notice - South Skagit Highway #07000

The Skagit County Commissioners has approved a Resolution to close the following County Road to all through traffic including emergency vehicles: South Skagit Highway #07000 at milepost 18.30 (at Mill Creek) The roadway will be closed for approximately ten (10) days for Skagit County Public Works to conduct road repairs due to flooding damage of the roadway.

This closure will begin on December 6, 2023, and will go to December 15, 2023, or dates thereabout to be determined by the County Engineer.

Additional information may be obtained through the Department of Public Works, Engineering



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Division, 1800 Continental Place, Mount Vernon, Washington, 98273. Given Kutz, Transportation Programs, 360-416-1400 is the contact person for this issue.

Excavate & Place Fill, Construct Farm Bldg & Access Rd

File # BP23-0963

Applicant: Sound Development Group LLC, on behalf of MV 28 LLC

Scope: SEPA checklist for review in conjunction with Grading Permit application for the excavation of 29,880 total cubic yards of material. The project proposes to excavate (relocate/remove) 17,700 cubic yards of fill along with 8,520 cubic yards of topsoil that has been previously stockpiled on site. Additionally, the proposal will strip 12" +/- of approximately 3,660 cubic yards of material for future proposed impervious surfaces. The future plan includes the placement of approximately 12,000 cubic yards of fill material (gravel) in conjunction with the construction of a proposed 1,720 square foot farm building and access road.

Location: immediately west of 324 West College Way, Mount Vernon, within a portion of Section 18, Township 35N, Range 4E W.M., situated within Skagit County, Washington. (P130193).

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: December 29, 2023. Email correspondence will not be accepted, however, comments may be submitted via the PDS website under the "recent legal notices" tab. (www.skagitcounty.net/pdscomments)

Staff Contact: Brandon Black, Current Planning Manager Skagit County Planning and Development Services 1800 Continental Place Mount Vernon, WA. 98273 (360) 416-1326

Anacortes Lateral Upgrade and Replacement Project

For Cascade Natural Gas

File #PL23-0205

Scope: Administrative Special Use Permit for the Anacortes Lateral Upgrade and Replacement Project. The project proposal is to replace approximately 6.4 miles of existing 8-inch steel transmission pipeline with a 20-inch steel (cathodically protected) transmission pipeline primarily within the existing alignment, and easements, between Sapp Road (Sedro-Woolley) and Pulver Road (Burlington). Cascade Natural Gas (CNG) also operates a 16-inch steel transmission line that was installed in 1973 in the same existing easement. The Anacortes lateral is in need of reinforcement to meet end-of-line delivery pressures and to continue to provide reliable service to Cascade's customers served by this lateral.

Location: between Sapp Road (Sedro-Woolley) on the northeast end, and Pulver Road (Burlington) near the intersection of Pulver and Josh Wilson Road on the southwest end.

Beginning in Sedro-Woolley adjacent to 23361 East Jones Road (at approximately 48.516439 latitude and -122.238490 longitude) and proceeding southwesterly, passing north of the City of Burlington, and ending near 11230 Pulver Road, Burlington, within a portion of Sections 13, 14, 20 -24, 29, and 30, Township 35N, Range 4E W.M., situated within Skagit County, Washington.

Applicant: Cascade Natural Gas, c/o Kathleen Campbell, 8113 W. Grandridge Blvd., Kennewick, WA 99336-7166.

Project Contact: Mackay Sposito, c/o Kristen Currens & Melanie Poe, 18405 SE Mill Plain Blvd., Suite 100, Vancouver, WA 98683.

Appeals must be submitted by: December 19, 2023



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Staff Contact: Brandon Black Senior Planner Skagit County Planning and Development Services
1800 Continental Place Mount Vernon, WA 98273 (360) 416-1326

Retaining Wall

File # PL23-0510

Applicant: Joseph Martin

Scope: an Administrative Setback Reduction request to reduce the side setbacks, on both the north and south sides of the property, from eight (8) feet to zero (0) feet, a total reduction of eight (8) feet, for the construction of a retaining wall greater than four (4) feet in height.

Location: at 17854 Gem Lane, Mount Vernon, within a portion of Section 36, Township 34N, Range 4E W.M., situated within Skagit County, Washington. (P29889).

Any person desiring to express his, her, or their views or to be notified of the action taken on this application should notify Tara Satushek in writing of his, her, or their interest no later than 4:30 pm on: December 29, 2023 Email correspondence will not be accepted. However, comments may be submitted via the PDS website under the "recent legal notices" tab.

(www.skagitcounty.net/pdscomments).

Staff Contact: Tara Satushek, AICP Senior Planner Skagit County Planning and Development Services 1800 Continental Place Mount Vernon, WA. 98273 (360) 416-2030

Closed Record Appeal of Denial - Predators of the Heart

By: Predators of the Heart

Scope: Skagit County Board of Commissioners denied appeal #PL23-0478 filed by Predators of the Heart during a closed record appeal concerning the Hearing Examiner's decision denying Special Use Permit application #PL22-0133 to permit an Animal Preserve, Wildlife Education, Conservation, and Sanctuary Center on the subject property. The subject property lies within the Rural Reserve zoning/comprehensive plan designated area as indicated in the Skagit County Comprehensive Plan and associated maps.

Location: as 4709 Welch Lane, Anacortes, Washington, and is located in a portion of Section 35; Township 35 North; Range 01 East; Willamette Meridian, situated in unincorporated Skagit County, Washington (Parcel #: P128398).

Appellant/Landowner: Predators of the Heart; C/O: Ashley Carr; 4709 Welch Lane Anacortes, Washington 98221

Appellant's Attorney: Haylee J. Hurst; Wolf Lee Hurst & Slattery, PLLP; 230 East Champion Street Bellingham, Washington 98225

Staff Contact: Kevin Cricchio, AICP Senior Planner Skagit County Planning and Development Services 1800 Continental Place Mount Vernon, Washington 98273 (360) 416-1423

City of Blaine Ordinances

The following ordinance was adopted by the City Council of the City of Blaine, Washington, at a City Council Meeting on December 11, 2023:

- * Ordinance 23-3011, approving the final plat of the plat of East Maple Ridge, Division III.

- * Ordinance 23-3012, approving a text amendment to BMC 17.26, the residential office district, to allow restaurants as a permitted use.

Complete copies of ordinances adopted and published in summary will be provided for public review upon request, at no charge.

-----12-13-23-----



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Replacement & Upsizing of Stormwater Drainage Pipe

Proposal: Fill & Grade Permit application to allow re-grading and stabilization of an approximately 37-acre property and associated replacement and upsizing of approximately 1,000 feet of failing stormwater drainage pipe.

File: WCRNEWS_LT_1213

Proponent: Hunter-Rhodes, LLC

Location: at 3382 Breckenridge Road in the SW ¼ of the NW ¼ of Section 28, T40N, R4E of W.M., Whatcom County, WA within the City of Nooksack, parcel numbers: 400428 033335 and 400428 074335.

Comments must be received by 5:00 p.m. on December 26, 2023

City of Nooksack, Responsible Official: Kevin Hester, Mayor, 103 W. Madison St., Nooksack, WA 98276. Ph.: (360) 966-2531

Addition to Field Maintenance Shop Bldg

Scope: application for an addition located within the "Influence Area" of the SWIFT Center Subarea Plan (formerly Northern State Hospital). The proposal is to construct a 2,400 sq. ft. addition to the field maintenance shop building, which will increase indoor working space by 2 vehicles and add a physical fitness room for on-site soldiers. Also submitted is an associated Planned Action application to verify that the proposed addition qualifies as a planned action; per the SWIFT Center Planned Action Environmental Impact Statement the proposal does qualify as a planned action.

File #s PA-2023-341 and BP-2023-250

Proponent: Starling Whitehead & Lux Architects ATTN: Monia Verastegui 901 5th Ave., Ste. 3100 Seattle, WA 98164

Location: 1805 Thompson Drive, Sedro-Woolley, WA 98284

Documents are available for review at: The City of Sedro-Woolley Planning Department, 325 Metcalf Street, Sedro-Woolley, WA 98284, Monday through Friday, 8:00 AM to 4:30 PM.

For more information, contact Nicole McGowan at the Sedro-Woolley Planning Department at (360) 855-0771 or by email: nmcgowan@sedro-woolley.gov.

Public comments and requests must be submitted to the City of Sedro-Woolley Planning Department at 325 Metcalf Street, Sedro-Woolley, WA 98284 by 4:30 PM December 27, 2023. Comments may be mailed or personally delivered, should be as specific as possible and include contact information.

Vinyl Sheet Pile Bulkhead

File: 385/23 SHE-II

Applicant: Robert Anderson

Location: R22915-184-1590, R22915-177-1660, R22915-167-1350, Mutiny Bay Rd, Whidbey Island

Proposal: Vinyl sheet pile bulkhead installation placed landward of the OHWM, approx. 400 linear FT.

Staff Contact: Austin Hoofnagle; a.hoofnagle@islandcountywa.gov

Public Comments: must be received by 4:30 p.m. on December 27, 2023; mail to Island County Planning Department, 1 NE 7th St., Coupeville WA 98239; deliver to 1 NE 6th Street, Coupeville; or to 121 N. East Camano Drive, Camano Island; or FAX (360) 679-7306.



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Replace Deck

File: 390/23 SHE-II

Applicant: Joel and Cheryl Dahlke

Location: R32801-270-4800, Whidbey Island

Proposal: Replacement of deck in existing footprint in the marine buffer.

Staff Contact: Kayla Johnson; kayla.johnson@islandcountywa.gov

Public Comments: must be received by 4:30 p.m. on December 27, 2023; mail to Island County Planning Department, 1 NE 7th St., Coupeville WA 98239; deliver to 1 NE 6th Street, Coupeville; or to 121 N. East Camano Drive, Camano Island; or FAX (360) 679-7306.

-----12-12-23-----

Janicki Building 11

File: WCRNEWS_SVH_1212

Applicant: Janicki Industries, John Janicki, 719 Metcalf St. Sedro Woolley, WA 98284-7522

Project: Janicki Building 11, Involves 6 acres of soil disturbance for Industrial construction activities. The receiving waterbody is Careys Creek.

Location: at 34290 State Route 20 in Hamilton in Skagit county

Comments can be submitted to: ecyrewqiano@ecy.wa.gov, or ATTN: Water Quality Program, Construction Stormwater Washington State Department of Ecology P.O. Box 47696 Olympia, WA 98504-7696

Search here: <https://apps.ecology.wa.gov/paris/DocumentSearch.aspx>

DADU

Applicant: Eric Weden

File: ADM2023-00057

Scope: application for an Administrative Use permit, requesting land use approval to authorize the construction of a new 1,480 square foot secondary residence in the form of a Detached Accessory Dwelling Unit (DADU) pursuant to WCC 20.36.132. The property is approximately 4.89 acres in size, has an existing 3,129 square foot single-family residence (SFR) and appurtenant structures. The proposed DADU will be served by private well, an on-site septic system shared with the existing SFR, and will be accessed using an existing easement.

Location: 2714 Douglas Rd within Section 25, Township 39N North, Range 01 East of W.M. Assessor's parcel number(s): 390125-253292.

The file and supporting documents may be reviewed at Whatcom County Planning and Development Services, 5280 Northwest Drive, Bellingham, WA 98226.

Any person may submit written comments to McKenna Thompson, at the above address or at mthompso@co.whatcom.wa.us by December 27, 2023.

-----12-11-23-----

I-5/Unnamed 4565ributary to Silver Creek - Fish Passage

App ID: 44565

Applicant: WSDOT, Melissa Ambler, 460 W Stuart Rd Bellingham, WA 98226

Scope: The proposed project, I-5/Unnamed Tributary to Silver Creek - Fish Passage, involves 2.6 acres of soil disturbance for Highway or Road, Utilities construction activities.



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The receiving waterbodies are Silver Creek, Unnamed Tributary to Silver Creek.

Location: at I-5 crossing of the Unnamed Tributary to Silver Creek between MP 260.09 to 260.69 in Bellingham in Whatcom county.

Comments can be submitted to: ecyrewqianoi@ecy.wa.gov, or ATTN: Water Quality Program, Construction Stormwater Washington State Department of Ecology P.O. Box 47696 Olympia, WA 98504-7696

Read More Here: <https://apps.ecology.wa.gov/paris/DocumentSearch.aspx>

----12-10-23-----

Review Expansion of Nonconforming Service Care Facility

File: CUP2014-0006:

File: HE-14-PL-030

Applicant: Garden Street Investment LLC

Scope: A review hearing for Condition #2 of Hearing Examiner Order No. HE-14-PL-030, On September 24, 2014, the Hearing Examiner approved with conditions a conditional use permit to expand an existing nonconforming service care facility at 1127 N. Garden Street (operational since 1980) into a new building adjacent to the facility at 1125 N. Garden Street. The permit required the applicant to submit for a Review Hearing before the Hearing Examiner within five years of obtaining a certificate of occupancy for the new building at 1125 N. Garden Street.

Location: 1125 – 1127 N. Garden Street in Area 2 of the Sehome Neighborhood.

The City of Bellingham Hearing Examiner will hold a virtual and in-person hybrid public hearing to take testimony on the following proposals at 6:00pm on Wednesday, January 10, 2024.

For information and how to join here: <https://iframe.cob.org/iframes/Pages/hearing-examiner-materials.aspx>

-----12-09-23-----

PBRs of 24 Acres

Scope: approve Public Benefit Rating System application 171/23 to classify 24.01 acres of four contiguous parcels, into the PBRs program.

Owners: Will and Sherrie Pastron Living Trust

You can also submit written comments via U.S. mail to Board of Island County Commissioners, 1 NE 7th St, Coupeville, WA 98239, or email public comment to CommentBOCC@islandcountywa.gov.

Further Info: may be obtained by contacting the Planning Department at P.O. Box 5000, Coupeville, WA. 98239, or by contacting John Lanier 360.678.7811 or j.lanier@islandcountywa.gov.

Hearing: Board of Island County Commissioners will hold a public hearing in the Commissioners Hearing Room, Coupeville, WA, on December 19, 2023 at 10 A.M

Interested persons may appear at the public hearing and give testimony for or against the proposed expansion. The Board will be accepting testimony concerning the proposed water system boundary expansion from interested persons via telephone or video. The phone number is



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1-253-215-8782; Conference ID 055763, or via video at <https://tinyurl.com/IslandCountyBOCC1>.

-----12-08-23-----

Office/Warehouse Bldg

Scope: application for the civil work associated with a proposed 2,856 square-foot office/warehouse building. Currently existing on the property is the Morgan's Espresso coffee stand and some existing asphalt for the associated drive-thru. The proposed civil work includes the addition of an asphalt parking lot to serve the new office/warehouse as well as landscaping, storm water infrastructure, and other associated infrastructure.

Location: 236 West Moore Steet, Parcel #P37451

File #EG-2023-313.

Proponent: Edwards Properties, LLC Contact: Bonnie M. Vincent PO Box 626 Sedro-Woolley, WA 98284

For more information, contact Nicole McGowan at the Sedro-Woolley Planning Department at (360) 855-0771 or by email: nmcgowan@sedro-woolley.gov.

Public comments must be received by 4:30 p.m. December 22, 2023 and should be submitted to the City of Sedro-Woolley Planning Department, 325 Metcalf Street, Sedro-Woolley, WA 98284.

Land Use Ordinance #2023-12-037

Scope: An Ordinance of the City of Bellingham, Washington Relating to Land Use and Zoning, Declaring an Emergency, and Extending an Existing Moratorium on Development Applications and Permits Relating to Multi-Family Zoned Properties within the Silver Beach Neighborhood and Setting Six Months as the Effective Period of the Moratorium to Allow the City to Continue Reviewing the Existing Regulations to Ensure that they are Consistent with the City's Adopted Goals and Policies for Protection of the Water Quality of Lake Whatcom.

Barkley Urban Village – Planned Action Ordinance.

Files: SEP2022-0017, CAP2022-0011, REZ2022-0005

Location: Barkley Neighborhood, Areas 13-20 and 25.

Proponent: Talbot Real Estate, LLC.

Lead Agency: City of Bellingham, Planning and Community Development Department (PCDD).

Project: Barkley Urban Village – Planned Action Ordinance. Barkley Village is a 259-acre area owned primarily by Talbot Real Estate LLC. Since the late 1980's, it has developed as a mixed-use area under a "Planned, Commercial" zoning designation, and is identified in the City's 2016 Comprehensive Plan as an urban village. However, the area does not have an adopted urban village plan or zoning designation. The purpose of the project is to adopt an urban village plan and development regulations consistent with the City's other urban villages and the vision for the district.

A copy of the DEIS, including technical appendices, can be found on the City of Bellingham webpage at: www.cob.org/barkleyuv or in person at the Planning and Community Development Department, 210 Lottie Street. The DEIS analyzes the probable adverse environmental impacts associated with two development alternatives and the no action alternative.

This is the end of a 30-day comment period required per Washington Administrative Code,



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Section 197-11-455. Comments may be sent by email to: knabbefeld@cob.org Or mailed to: COB Planning and Community Development Department / ATTN: Kurt Nabbefeld / 210 Lottie Street / Bellingham, WA 98225.

Storage & Distribution of Renewable Diesel

File: SEPA2023-00085

Project Description: The Phillips 66 Company Ferndale Refinery has proposed a project that will allow receipt, storage and distribution of Renewable Diesel (RD) to customers at the refinery's existing truck and rail loading facilities.

The project leverages existing diesel handling capability and existing marine vessel transits to the facility to unload RD from marine vessels at the refinery wharf. The project modifies the refinery's piping network to provide a segregated system to minimize intermixing of RD with other refinery products. This includes re-purposing an existing diesel tank to RD (no new tanks), dedicating an existing loading pump to RD, installing blinds as needed, re-purposing existing piping by providing connecting pieces, and installing a dedicated RD truck rack loading arm. The project does not add any equipment at the dock or increase the capacity of the refinery marine terminal to handle vessels.

The project scope includes:

New piping connections at the existing loading pump;

Piping connections at the existing rail and truck loading facilities;

A number of blinds in the refinery tank area to ensure segregation of products;

A new loading arm at the existing truck rack with connection to the existing truck rack vapor recovery header and;

Control valves, flow meters and other instrumentation to control loading operations including addition of required additives

The RD project has the potential to bring an annual average of approximately two thousand barrels per day of RD to the facility in barges and marine vessels of the type that already service the facility. The current fleet of third-party vessels contracted by the facility utilizes vessels capable of transporting 50,000 to 180,000 barrels of refined product. P66 does not own or operate any of the refined fuels transport vessels that call on the refinery. Under current operations, these vessels primarily arrive at the facility empty for purposes of loading and transporting refinery product out. The project plans to bring in RD on these same vessels that would otherwise arrive partially or fully empty. The RD would then be offloaded before commencing current product loading operations. Thus, the RD project would not increase existing barge or vessel traffic or change the type of vessel traffic already occurring at the facility.

The RD project will use existing rail tank cars in existing manifest trains to transport RD from the facility to various market locations. The RD project does not require additional manifest or unit trains. If all imported RD were shipped from the facility by rail car, it is anticipated that it would require approximately three rail tank cars per day. If imported RD is shipped from the facility by a combination of truck and rail car, the number of rail cars per day would be less.

Proponent: Bob Sitles – Phillips 66 Ferndale Refinery

Lead Agency: Whatcom County Planning & Development Services

Address and Parcel #: 3901 Unick Road Ferndale, WA / 390133197340

14 Day Comment Period Concluding On December 22, 2023

Appeal With The Whatcom County Current Planning Division Located At 5280 Northwest



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Drive, Bellingham, Wa 98226. Appeals Must Be Made Within 10 Days After The End Of The Comment

SFR on Steep Slopes

Applicant: Andy Brown

File: VAR-MIN2023-00001

Scope: for a Minor Variance Permit application to reduce the applicable 45' front yard setback by 10 percent, to construct a single-family residence, due to the site being constrained by multiple steep slopes and sharp topography. The parcel is current vacant, approximately 1.63 acres in size, and proposed to be served by City of Bellingham water and private on-site septic system.

Location: at 1475 Chuckanut Drive, within Section 13, Township 37N, Range 02E of W.M.

Assessor's parcel number: 370213308242

The file and supporting documents may be reviewed at Whatcom County Planning and Development Services, 5280 Northwest Drive, Bellingham, WA 98226.

Any person may submit written comments to Maddie Schacht at the above address or at MSchacht@co.whatcom.wa.us by December 22, 2023.

-----12-07-23-----

Ag West Implement

File: #PL23-0373

Scope: Skagit County Hearing Examiner APPROVED Special Use Permit to replace an existing 1,980 square foot shop with a 7,200 square foot storage building to accommodate the existing agricultural service business.

Applicant: by (Kirk Damon),

Location: 5696 Ershig Road, Bow, WA 98232, within the southeast quarter of Section 35, Township 36N, Range 03 E W.M., situated within Skagit County, Washington (P106471 & P106470).

Applicant: Kirk Damon, 5696 Ershig Road, Bow, WA, Ag West Implement.

Appeals must be submitted by: December 18, 2023

Staff Contact: Robby Eckroth, AICP Senior Planner Skagit County Planning and Development Services 1800 Continental Place Mount Vernon, WA 98273 (360) 416-1328

Equipment Storage Bldg

Scope: Application for Critical Areas Variance to reduce the standard 150-foot setback on a Type F stream to less than 50 feet for an existing approximately 2,400 square foot equipment storage building. The closest point between the existing building and the ordinary high water mark of the stream is 35 feet.

File: PL22-0526

Applicant: Daniel Schrift and Miriam Garrote.

Location: at 30595 Walberg Road within a portion of the property described as parcel number P41644, within the Southwest ¼ of Section 19, Township 35 North, Range 6 East, W.M.

Staff Contact: Andrew Wargo, Senior Planner

Comments and/or facsimiles must be received by Planning and Development Services no later than 4:30 P.M. December 26, 2023, or be presented at the public hearing. Email comments may be submitted with the PDS website under the current legal notices tab or to the Office of the



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Hearing Examiner.

If you would like to speak at the hearing, please contact either Christopher Conner at (360) 416-1156, email cbconner@co.skagit.wa.us; or Russell Walker at (360) 416-1154, email russow@co.skagit.wa.us to sign up

Hearings are now being held hybrid, meaning in-person and virtual (via Zoom). To participate in the public hearing virtually you can call +1(253)215-8782, US (Tacoma), or +1(719)359-4580 US, Meeting ID: 812 7077 5954# US (Passcode: 728120), or to join via video please visit:

<https://us06web.zoom.us/j/81270775954?pwd=YzdWSmxLeXp6cDdCbmlFXk0ZSVWNRdz09>

Log in information is also available on the Hearing Examiner website located at www.skagitcounty.net under the "Department Directory," "Hearing Examiner." If you are having issues connecting to the hearing, please call the numbers listed below. Notice is hereby given that the Skagit County Hearing Examiner will hold a public hearing on Wednesday December 27, 2023, and (if necessary) continue on December 28, 2023, beginning at 1:00 PM or soon thereafter both days, using remote access technology. A hearing room shall be made available on December 27, 2023 (but not December 28, 2023) in the Board of County Commissioners Hearing Room, 1800 Continental Place, Mount Vernon, Washington, for the purpose of determining the following:

2 Lot Short Plat

File: REVII23-045

Location: 2318 100th St SE, Everett

Scope: An application has been submitted proposing a 2 lot shortplat with an existing home to remain, creating 1 new lot on 0.3 acres. A reduction of lot depth is proposed for Lot 2.

Location: at the SE corner of the intersection of 23rd Drive SE & 100th Street SE.

Comments: December 21, 2023 to City of Everett Permit Services, Project Planner: Teddi McFall, 3200 Cedar St., 2nd Fl., Everett, WA 98201, tmcfall@everettwa.gov, 425.257.7284

Applicant: Jacqueline Evans, 3605 Colby Avenue, Everett, WA 98201

Owner: DUONG RANG V & DIHN THAO T L, 2318 100TH ST SE, EVERETT, WA 98208 - 2901

Contact: Jen Haugen, 3605 Colby Avenue, Everett, WA 98201, jen@orcalsi.com

Read More Here: <https://www.everettwa.gov/DocumentCenter/View/37033/REVII23-045-Notice-of-Application>

-----12-06-23-----

Amendments to the Town of Friday Harbor 2018 Comprehensive Plan and Land Use Regulations

The Town of Friday Harbor is inviting proposed changes for the 2024 Amendment Cycle to its 2018 Comprehensive Plan and Land Use Regulations.

The deadline is December 31, 2023.

All proposed amendments should be in writing on forms provided by the Town. You may request forms at the Town of Friday Harbor's Community Development Department (60 Second St. S.), obtain the "Request for Change to Comprehensive Plan & Land Use Regulations" form online at www.fridayharbor.org, or mail a request to: Town of Friday Harbor, Community Development Department, P.O. Box 219, Friday Harbor, WA 98250

Staff Contact Ryan Ericson, Community Development Director, ryane@fridayharbor.org



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Holiwalk Project – 8 Residential Divisions

Project: Holiwalk Project, An alternative land division to create 8 residential divisions of land, limited common areas, and common areas.

Location: 260 Price Street, Friday Harbor, Washington, San Juan County, Parcel 351456013000

Number: BSPNo1 and SEP331

Public Comment Period: December 06, 2023 – December 21, 2023.

Project Documents: You may view the application and other related documents on file at:

<http://www.fridayharbor.org/2346/Development-Applications-Notices>

Comments and other written requests must be submitted no later no later than 4:30 p.m. on December 21, 2023

Oak Harbor Coffee

Scope: Site Plan Review application and associated documents for a drivethru coffee shop and pedestrian plaza.

File: 2311-0074

Location: R13202-180-0060, 31485 Sr20

Applicant: Terra forma Design Group, Inc

Owner: Serj Real Estate Holdings Washington LLC

Public Comment Period: 12/06/2023 – 12/20/2023

If you have questions regarding this application, please contact the Development Services Dept at (360) 279-4510, between 8:00 a.m. and 4:30 p.m. Monday thru Friday

Written comments on this proposal, please mail or hand deliver specific comments to: City of Oak Harbor, Development Services Department, 865 SE Barrington Drive, Oak Harbor, WA 98277, no later than 4:30 p.m. on 12/20/2023.

New Stormwater Tightlines, Catch Basin & Outfall

File: 378/23 SHE & 185/23 VAR

Applicant: Michael Meyer & Cynthia Atman

Location: S8465-00-01005-0 & S8465-00-01004-0; Freeland

Proposal: Installation of new stormwater tightlines, catch basin, and outfall. Aspects of the proposed development will be located within the sideyard setback. Site is in or near: Steep Slopes, Unstable slopes, flood hazard areas, feeder bluff, and shoreline designation

Staff Contact: Chloe Bonsen; c.bonsen@islandcountywa.gov

Public Comments: must be received by 4:30 p.m. on December 20, 2023; mail to Island County Planning Department, 1 NE 7th St., Coupeville WA 98239; deliver to 1 NE 6th Street, Coupeville; or to 121 N. East Camano Drive, Camano I s l a n d ; o r F A X (360) 679-7306.

Mateo Meadows

Applicant: Habitat for Humanity Whatcom County, 1825 Cornwall Avenue, Bellingham, WA 98225-4614

Application ID: 44598

Scope: Mateo Meadows, involves approximately 3.48 acres of soil disturbance for construction activities associated with the proposed mixed-use development. The receiving waterbody is Johnson Creek.

Locaiton: along East Lincoln Street in Everson, Washington 98247, Whatcom County

Comments can be submitted to: ecyrewqiano@ecy.wa.gov, or ATTN: Water Quality Program,



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Construction Stormwater Washington State Department of Ecology P.O. Box 47696 Olympia, WA 98504-7696

Read more here by searching on Project Name:

<https://apps.ecology.wa.gov/paris/DocumentSearch.aspx>

-----12-05-23-----

Completion of Public Works Contract

The Port of Anacortes has accepted, as complete, a construction Contract for site demolition, remedial excavation, transport and disposal of contaminated material, import and backfill of clean material, asphalt and concrete paving, and site restoration/repairs at the Port's Dakota Creek Industries Site, and titled:

Dakota Creek Industries Cleanup Action, Project #ENV-04,

on November 29, 2023 thus starting a mandatory thirty (30) day period in which to file claims pursuant to Chapter 39.08.030 RCW against (i) the performance bond and (ii) a forty-five (45) day period in which to file claims pursuant to Chapter 60.28.011 RCW against the retainage bond. The Contractor on this project was:

Holt Services Inc. of Edgewood, Washington.

If no claims have been filed with the Port of Anacortes within the specified time periods and all requirements by state agencies have been satisfactorily satisfied by the Contractor, the retainage bond will be released. Any employee, subcontractor, sub-subcontractor or material supplier who worked on or supplied materials for this Contract and who has a legitimate claim against the Contractor for non-payment of properly submitted bills and/or executed labor should file a claim with the Project Manager of the Port of Anacortes within the specified time period. Any claims filed which are not related to this specified Contract will not be accepted.

Port of Skagit County Industrial Development Corporation - Annual Meeting

The scheduled meeting of the board of commissioners, Port of Skagit, to be held on **Tuesday, December 12, 2023, at 2:00 p.m.** in the hearing room of the terminal administration building at Skagit Regional Airport, the board of directors will conduct the annual meeting of the Port of Skagit County Industrial Development Corporation.

Stanwood Port Susan Trail Phase 2a Shoreline

File: 23-0065

Applicant: The City of Stanwood

Scope: Substantial Development and Shoreline Variance for the Stanwood/Port Susan Trail Phase 2a project, which will provide a 0.95-mile American with Disabilities Act (ADA) compliant non-motorized, multi-use path from the Community Transit Park & Ride on 267th Street NW at the east end to the Hamilton Landing Park project currently under construction. A portion of trail footprint was previously constructed with Phase 1 in 2021. The project also includes three shoreline variance requests to allow construction of the proposed trail within non-regulated wetlands and their buffers, to allow the trail to be constructed out of impervious materials for ADA access, and to allow the trail to exceed 5 feet in width for ADA access. No in-water work is proposed. This project and associated permit 23-0065 have been amended to eliminate a pedestrian bridge over Irvine Slough and approximately 820 linear feet of trail westward of Irvine Slough to address public comments. Future phases of the trail will be



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designed and permitted at a later date as funding becomes available.

City of Stanwood Contact Person: Tansy Schroeder, City Planner, (360) 454-5211;
tansy.schroeder@stanwoodwa.org City of Stanwood, 10220 270th St. NW, Stanwood, WA
98292

REVISED Public Hearing: on Wednesday, January 10, 2024 at 10:00am in front of the Hearing
Examiner via Zoom Meeting, <https://us02web.zoom.us/j/85954477669>, Webinar ID: 859 5447
7669

Comments on this application must be received by 5:00 PM on Tuesday, January 9, 2024. Any
person may comment on this application by writing to: Tansy Schroeder, City Planner, (360)
454-5211; tansy.schroeder@stanwoodwa.org City of Stanwood, 10220 270th St. NW, Stanwood,
WA 98292.

Notice Posted: <https://stanwoodwa.org/civicalerts.aspx?AID=335>

Read Amendment to Application: [https://stanwoodwa.org/DocumentCenter/View/7455/23-0065-](https://stanwoodwa.org/DocumentCenter/View/7455/23-0065-Stanwood-Port-Susan-Trail-2a-Revised-NOPH)
Stanwood-Port-Susan-Trail-2a-Revised-NOPH

Submittal Deadline for 2024 Comprehensive Plan Amendments

The City of Mount Vernon accepts applications just once a year for map and text amendments to
its Comprehensive Plan. The 2024 submittal deadline for these applications is January 31, 2024.
Technically complete applications submitted before this deadline will be presented to the City
Council for consideration of docketing in 2024. This means that anyone who wishes to submit a
Comprehensive Plan amendment request must do so **before 4:30 PM on WEDNESDAY,**
JANUARY 31, 2024.

Application forms, submittal requirements, and procedures for submitting these types of
applications are available on the City of Mount Vernon's Permit Portal
<https://ci-mountvernon-wa.smartgovcommunity.com>

If you are planning on submitting for 2024, please contact a Permit Tech for next steps at (360)
336-6214 or email PermitTech@mountvernonwa.gov. Applicants are encouraged not to wait and
to contact the Department as soon as possible so they are aware of the procedural requirements
and the items they will be required to submit.

Applications for 2024 COMPREHENSIVE PLAN amendments can not be accepted after
JANUARY 31, 2024.

-----12-04-23-----

400SF DADU

File: ADM2023-00056

Applicant: Laura Benne

Scope: an application requesting land use approval to authorize the construction of a new 400
square foot secondary residence in the form of a Detached Accessory Dwelling Unit (DADU)
pursuant to WCC 20.20.132. The property is approximately 0.19 acres in size, has an existing
1,080 square foot single-family residence (SFR) and appurtenant structures. The proposed
DADU will be served by public water, public sewer, and will be accessed using a shared
driveway with the existing SFR.

Location: at 5419 Petticote Drive within Section 02, Township 39N North, Range 01 West of
W.M. Assessor's parcel: APN 395102-337025.

The file and supporting documents may be reviewed at Whatcom County Planning and



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Development Services, 5280 Northwest Drive, Bellingham, WA 98226.

Any person may submit written comments to McKenna Thompson, at the above address or at mthompso@co.whatcom.wa.us by December 18, 2023

-----12-02-23-----

Contract Acceptance Notice to Subcontractors and Materials Suppliers

Island County Public Works Department hereby furnishes notice that the:

Rhododendron Park Wellhouse Replacement Project,

has been completed under the contract and permit terms and the provisions of the contract have been fulfilled in an acceptable manner by:

Nautilus Construction and Management LLC, 3033 Robin Lane, Oak Harbor, WA 98277

and accepted by Island County. The lien period for filing any liens against this contracts retainage percent is now in effect. Notice of any unpaid wages or materials may be made to the Island County Engineer, 1 NE 7th Street, Coupeville, WA 98239.

Contract Acceptance Notice to Subcontractors and Materials Suppliers

Island County Parks Department hereby furnishes notice that the

Rhododendron Park Weed Spraying Project, PO 12177,

has been completed under the contract and permit terms and the provisions of the contract have been fulfilled in an acceptable manner by

Three Men and a Mower, LLC, 1215 Silver Lake Road, Oak Harbor, WA 98277

The lien period for filing any liens against this contracts retainage percent is now in effect.

Notice of any unpaid wages or materials may be made to the Island County Engineer, 1 NE 7th Street, Coupeville, WA 98239

-----12-01-23-----

Relinquish Utility Easement

Proposal: Proposed resolution of the Bellingham City Council providing for the City to relinquish a portion of a general utility easement retained within vacated McKenzie Street between 12th Street and 13th Street as described in Ordinance 6995. The basis for the proposed relinquishment is that said easement is surplus to the City's needs and is not required for providing existing or future public utility services.

Location: The retained easement encumbers a portion of the property commonly known as 1315 12th Street, Bellingham, Washington, APN 370201 149077 0000.

Detailed information can be found at: meetings.cob.org five days prior to the public hearing.

Staff Contact: Hans Huisman, Real Property Specialist, (360)778-7943, HHuisman@cob.org

Public Hearing: Bellingham City Council on December 11, 2023 at 7:00 P.M. Anyone wishing to join the public hearing on December 11, 2023 may do so via the following link:

<https://cob.org/cczoom> or by appearing in person at Council Chambers located on the second floor of City Hall, 210 Lottie Street, Bellingham, WA 98225.

Those who would like to listen in by phone can do so by calling (253) 215 8782 and using Meeting ID: 839 2153 4374 and Password: 9

Comments: Advanced testimony is encouraged and can be presented to the Council online (<https://cob.org/ccsignup>), by telephone (360-778-8200), or by mail (210 Lottie Street,



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Bellingham, WA 98225). Comment received five days prior to each hearing, will be included in the agenda packet. Anyone wishing to testify live during the public hearing can do so by registering at the following link: <https://cob.org/ccsignup>. Pre-registration is encouraged.