



Newspaper Legal Notices January 2024

-----01-31-24-----

Extend Metering Shelter

File: SEPA2023-00090

Project Description: Trans Mountain Pipeline LLC is proposing to extend the existing metering shelter area to include two new meters, a new 588 square foot concrete slab and erection of a new platform and gangways for the metering equipment and workers. Reconfiguration of the shelter area will include limited removal and replacement of existing piping and valves and installation of additional control valves. The expansion will not include expansion of the roof or any covered area.

Proponent: Trans Mountain Pipeline LLC

Lead Agency: Whatcom County Planning & Development Services

Address and Parcel #: 5232 Lake Terrell Road / 390134039462

14 Day Comment Period Concluding On February 14, 2024.

Appeal With The Whatcom County Current Planning Division Located At 5280 Northwest Drive, Bellingham, Wa 98226. Appeals Must Be Made Within 10 Days After The End Of The Comment Period.

New SFR- Existing Becomes DADU

Applicant: Matthew and Lori Butenschoen

File: ADM2024- 00001

Scope: an Administrative Use Permit application to designate the existing 1,324 sq. ft. Single-Family Residence (SFR) as a Detached Accessory Dwelling Unit (DADU), using the Whatcom County Density Credit Program, in association with construction of a new primary SFR with 3,037 sq. ft. of living space. The residences will be served by an existing shared driveway, on-site septic system, and public water (Smith Water Assoc.).

Location: at 411/413 E Smith Road, within Section 31, Township 39N, Range 03E of W.M.

Assessor's parcel number: 390331416506.

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 project planner Maddie Schacht, at the above address or to mschacht@whatcomcounty.us, by February 14, 2024.

Kickerville West Commercial Ground Lease

The Department of Natural Resources intends to negotiate a commercial ground lease for vacant property identified as Kickerville West

Location: 4205 Aldergrove RD, Blaine, WA 98230, which legal description is Section 17, Township 39 North, Range 1 East, W.M. NW NE, less RD; SW NE, Less RD; NE NE-EXC STRIP FOR GREAT NORTHERN RR R/W DESC AF 965829-SUBJ TO ESMT TO USA-BPA REC AF 0132141-LESS RD; and SE NE-EXC STRIP FOR GREAT NORTHERN RR R/W DESC AF 965829-SUBJ TO ESMT TO USA-BPA REC AF 1032141-LESS RD. The property is zoned Industrial, and the subject property contains 160 acres more or less.

If interested, submit a written request of interest to negotiate a ground lease on or before 5 PM, PST, February 22, 2024 to Gary Martindale, Commercial Property Manager, DNR Product Sales & Leasing Division, 1111 Washington ST NE, Olympia, WA 98504-7014, (564) 201-0413



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Rezone MXD to GB

Applicant: Hardharp Holdings, LLC PO Box 2722 Ferndale WA 98248

Application Numbers: 24001-SE, 23001-REZ

Project Location: Northwest of Portal Way, East of Interstate 5, and directly south of 6007 Portal Way, Ferndale, WA, Parcel number: 390220 236396 0000

Project Description: The applicant requests the zoning be changed from Mixed Use Commercial (MXD) to General Business (GB). The proposed zoning is consistent with the existing commercial plan land use designation of Commercial.

Public Comment Period: January 31, 2024 – February 14, 2024

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

Notice of Corporate Dissolution – Pioneer Post Frame, Inc.

Pioneer Post Frame, Inc filed its articles of dissolution on January 9, 2024.

Any creditors of Pioneer Post Frame, Inc. are directed to submit claims by mail on or before May 31, 2024 to: Pioneer Post Frame Claims c/o Belcher Swanson Law Firm, PLLC, 900 Dupont St., Bellingham, WA 98225.

Submitted claims must set forth the claimant, the amount of the indebtedness, the nature of the claim, and any supporting documentation thereof. The failure to submit a claim within the deadline prescribed above may result in the barring of your claim against Pioneer Post Frame, Inc. in accordance with RCW 23B.14.030.

I-5 Storage

Applicant: Jansen Inc., Cameron Travers, 1215 W Holly St Bellingham, WA 98225

Whatcom County File: SEP2022-00060, Issuance: February 10, 2023

Project: I-5 Storage, involves 4.7 acres of soil disturbance for Commercial construction activities. All discharges and runoff go to ground water.

Location: at 2195 Buchanan Loop in Ferndale 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 by searching on the project name here:

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

DeHoog West Everson 47.57 Acre Annexation

File: WCRNEWS_LT_0131

Project: Proposed annexation of approximately 47.57 acres of land within the City of Everson's designated urban growth area located west of the current City limits. The proposed annexation area includes two properties on the north side of Everson-Goshen Road (SR 544) to the west of the Maple Ridge subdivision.

Location: The annexation area is situated within the SW ¼ of Section 36, Township 40 North, Range 03 East of W.M., within Whatcom County, Washington, County Assessor parcel numbers: 400336 205090 and 400336 200190 (part).

The signed Petition for Annexation and other supporting documents are available for review at Everson City Hall during normal business hours and on the City website

City contact: Everson City Hall, 111 W. Main Street, P.O. Box 315, Everson, WA 98247 (360)



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966-3411

Hearing: Everson City Council will hold a final public hearing regarding the proposed DeHoog West Everson Annexation on February 13, 2024, at 7:00 p.m. at Everson City Hall.

SEPA

File: LANDUSE-23-0031

Scope: SEPA Determination

Location: 353344007000, 1691 False Bay Drive San Juan Island

Applicant: Friday Harbor Associates LP c/o Francine Shaw PO Box 868 Friday Harbor, WA 98250

SEPA Comment End Date: 2/14/24

Staff contact: contacting Community Development: (360) 378-2354 (360) 378-2116 Fax (360) 378-3922 dcd@sanjuanco.com

New SFR

File: 009/24 RUD

Applicant: Stacy Smith on behalf of Victor and Christine Gabrenas

Location: R23119-427-3070; Coupeville

Proposal: Driveway to a new single family residence that was previously constructed for the purpose of a temporary logging road. 3,256 square feet of a Category D Native Plant wetland was permanently converted to a gravel driveway.

Staff Contact: Renee Zavas-Silva r.zavassilva@islandcountywa.gov

Public Comments: must be received by 4:30 p.m. on February 14, 2024; mail to Island County Planning Department, 1 NE 7th St, Coupeville WA 98239; deliver to 6th & Main Street, Coupeville; or to 121 N. East Camano Drive, Camano Island; or FAX (360) 679-7306

Remove Drainage Easements

File: 026/24 SHP- Alteration

Applicant: Linn Family Revocable Living Trust

Location: Wedgewood Ln, R13204-260- 0390 & R13204-250- 0470

Proposal: Alteration of short plat 355/07 to remove drainage easements on and, restrictions of being nonbuildable until public sewer, water and stormwater facilities conforming to City of Oak Harbor Standards are available. Parcel is within the OHR zone and UGA.

Staff Contact: Cindy White cindyw@islandcountywa.gov

Public Comments: must be received by 4:30 p.m. on February 14, 2024; mail to Island County Planning Department, 1 NE 7th St, Coupeville WA 98239; deliver to 6th & Main Street, Coupeville; or to 121 N. East Camano Drive, Camano Island; or FAX (360) 679-7306

Replace Bulkhead with Deck & Outfall Replacement

File: 024/24 SHE- II

Applicant: Kathleen & Christopher Robertson

Location: S8290-00-00008-0, Whidbey Island

Proposal: Bulkhead removal, deck construction along shoreline where bulkhead was, and drainage outfall replacement.

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

Public Comments: must be received by 4:30 p.m. on February 14, 2024; mail to Island County



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Planning Department, 1 NE 7th St, Coupeville WA 98239; deliver to 6th & Main Street, Coupeville; or to 121 N. East Camano Drive, Camano Island; or FAX (360) 679-7306

SFR, Barn, ADU, Pool & Driveway

File: 034/24 CGP-II

Applicant: Scott Flynn & Claire Tien

Location: R22912-230-4870, Whidbey Island

Proposal: Cut and fill of 3,371 cy total for a single-family residence, barn, ADU, swimming pool, and driveway. ADU and swimming pool to be permitted at a future date.

Staff Contact: DonahDunn; d.dunn@islandcountywa.gov

Public Comments: must be received by 4:30 p.m. on February 14, 2024; mail to Island County Planning Department, 1 NE 7th St, Coupeville WA 98239; deliver to 6th & Main Street, Coupeville; or to 121 N. East Camano Drive, Camano Island; or FAX (360) 679-7306

-----01-30-24-----

Plat of D&G Hopkins

Applicant: Gail Hopkins, 18470 87th Ave SE, Snohomish WA 98296, jus2bme@hotmail.com for D & G Hopkins, LLC & Arthur Hopkins

File: REVII23-029, REVI23-095

Location: 4833 Colby Ave, Everett, WA 98203, TAX PARCEL NO: 29053100401100, 29053100400900, 00377500003200, 00377500003100, 00377500003000, 0037750000290, 00377500002800, 00377500002700, 00377500002600, 29053100400800

Scope: Applications have been submitted for preliminary approval of a nineteen (19) lot subdivision and associated site improvements, to include extension and improvement of Commercial Ave right-of-way. The project proposes to utilize two Transfer of Development Rights (TDR) credits from two parcels (29053200301700 and 29053100401300) encumbered by wetlands and their buffers to the east of the interurban trail.

Comment Deadline: 22 February 2024

Mail: City of Everett Planning Project Planner: Dustin Gray 2930 Wetmore Ave. 8-A Everett, WA 98201 Email: dgray@everettwa.gov Phone: 425.257.8885

Public Hearing: 7 March 2024 at 10:00 am Hearing Location: Virtual via Microsoft Teams. For more info on how to attend and participate, please visit: everettwa.gov/342/Planning

Read more here: <https://www.everettwa.gov/civicalerts.aspx?AID=3909>

Application online at <https://onlinepermits.everettwa.gov/etrakit/default.aspx> under file number REVII23-029

Truck Rd Bank Stabilization Project - Phase 2

Applicant: Whatcom County Flood Control Zone District, Paula Harris, 322 N Commercial St, 2nd Floor Bellingham, WA 98225-4042

Scope: Truck Rd Bank Stabilization Project - Phase 2, involves 3.8 acres of soil disturbance for Highway or Road, Other (Shoreline Stabilization) construction activities. The receiving waterbody is Nooksack River.

Location: site is a public right of way and multiple private properties in the 5800 and 5900 block of Truck Road, in the NE 1/4 Section 33, T39N R5E. in Deming in 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>

-----01-29-24-----

I-5/Slater Road Interchange – Roundabout

NOI: 45211

Applicant: WSDOT, Jason Koreski, 460 W Stuart Rd Bellingham, WA 98226

Scope: I-5/Slater Road Interchange - Roundabout, involves 6.25 acres of soil disturbance for Highway or Road, Utilities construction activities.

Some discharges and runoff goes to ground water. The receiving waterbody is Unnamed Tributary to Silver Creek.

Location: at The I-5 Slater Road Interchange- Roundabout project is located within Whatcom County, at Township 38 North, Range 2 East/Section 3 and Section 4, The project will primarily take place along Slater Road, which is partially within WSDOT Right of Way and partially within the City of Ferndale Right of Way. in Bellingham in Whatcom 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

For more info, search Project Name here:

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

-----01-28-24-----

Sucia Dr Utility Extension

Applicant: Ronald T. Jepson

File: SHR2021-00004 & SEPA2023-00100

Scope: a revised application for a Shoreline Substantial Development Permit and SEPA Environmental Checklist to improve an existing roadway to current road and emergency vehicle standards in order to serve future access to vacant lots on the interior of the Sandy Point peninsula. The project includes the extension of utility lines from Sucia Dr. to serve interior lots.

Location: adjacent to 4177 Sucia Dr., within Section 08, Township 38N, Range 01East W.M.;

Assessor's Parcel No's: 380108456328, 380108505255, 380108482303, 380108486255, 380108487244, 380108502222, 380108501192, 380108499166, 380108480137, 380108476115.

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

Any person may submit written comments to Andrew Hicks, Shoreline Administrator, Whatcom County Planning and Development Services, 5280 Northwest Drive, Bellingham, WA 98226 by February 28, 2024.

Any person wishing to receive personal notice of any hearings must notify the Hearings Examiner's office, 311 Grand Ave. Ste. 105, Bellingham, WA 98225,

-----01-27-24-----



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Batey Square

Scope: the site improvements associated with the proposed Batey Square development a 5-story mixed-use building that will feature a commercial ground floor and 135 apartment units on the upper 4 floors. The site improvements will include surface parking to serve both the residential and commercial uses, required utilities and services, various usable and inactive open space areas, landscaping and other associated infrastructure. The total area to be cleared/graded for this project is 4.5 acres with roughly 12,000 cubic yards of fill anticipated.

File #EG-2023-290

Location: at 1010 Hodgin Street, Sedro Woolley, Parcel #P37331

Proponent: Gateway Village LLC ATTN: Scarlet Ponder 103 N Township St. 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, Assistant Planner at (360) 855-3206 or by email: nmcgowan@sedro-woolley.gov

Public comments must be received by 4:30 p.m. February 10, 2024 and should be submitted to the City of Sedro-Woolley Planning Department, 325 Metcalf Street, Sedro-Woolley, WA 98284. Comments may be mailed or emailed, should include contact information, and should be as specific as possible.

-----01-26-23-----

2220 E College Way McDonalds

Scope: The proposal includes the demolition and removal of an existing building; a small (35 square feet) expansion of the existing building; the expansion of the existing McDonalds drive through to two lanes; and the reconfiguration of traffic flow and creation of additional parking for the restaurant. The project area includes two separate and adjacent lots and has a total area of 1.33 acres. The project will use existing utilities that are available on the site. Approximately 200 cubic yards of earthwork and 14,727 square feet (0.34 acres) of land disturbance would result from the project. A 2,123 square foot Type IV wetland is located on the southeastern portion of the project site. The wetland will be removed as part of the project. Compensatory mitigation for the wetland fill is proposed to be provided through the purchase of wetland credits from the Skagit Environmental Wetland Mitigation Bank (SEWMB).

Location: 2200 and 2220 East College Way. Parcels P24952 and P111461 in a portion of the NW quarter of the SW quarter of Section 16 Township 34N Range 04E W.M.

Applicant: Ross Jarvis LDC, Inc.; 321 Cleveland St, Suite 209; Tumwater, WA 98501.

Owner: McDonald's USA LLC; 2999 Oak Road, Suite 900; Walnut Creek CA 94957

Staff Contact: Marianne Manville-Ailles, Senior Planner Development Services Department; 910 Cleveland Avenue; Mount Vernon WA 98273 360-336-6214

Comments Due Date: February 9, 2024 To upload comments into the City's permit portal navigate to: <https://ci-mountvernon-wa.smartgovcommunity.com/Public/Home>

The project materials are also available by emailing the City at

PermitTech@mountvernonwa.gov or calling (360) 336-6214 and requesting copies of these documents.



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DeVries Home Remodel

Applicant: Dave and Deanna DeVries 4640 149th Ave SE Bellevue, WA 98006

File: 2023082

Scope: The purpose of the application is to authorize the conversion of an existing single-family home into a multifamily development with three total units.

Location 989 Peace Portal Drive, Blaine, WA 98230

Public Hearing: has been scheduled for 10:00 a.m. Wednesday, February 28, 2024. The meeting will be conducted virtually using Microsoft Teams. Meeting ID: 272 066 338 672, Passcode:

Wo5hcf. A link will be made available on the City of Blaine's website, www.cityofblaine.com, in advance of the meeting.

Staff Contact: Alex Wenger, AICP, CDS Director City of Blaine, CDS Dept. 435 Martin Street, Suite 3000 Blaine, Washington 98230 Phone (360) 332-8311, e-mail: awenger@cityofblaine.com

Replace N2 Delivery & On-Site N2 Production

File: SEPA2023-00097

Description: bp Cherry Point's proposal to replace the existing third-party liquid nitrogen ("N2") delivery service and on-site N2 production. Development will include five phases: temporary portable/mobile liquid N2 merchant supply system, construction and commissioning of interim liquid N2 merchant supply system, temporary merchant mobile N2 generation system, construction and commissioning of on-site cryogenic nitrogen generation plan – Nitron 5000, and construction and commissioning of on-site cryogenic nitro generation plant – Nitron 1300. The improvements will occur within the existing bp Cherry Point Refinery.

Proponent: bp Products North America, Inc.

Lead Agency: Whatcom County Planning & Development Services

Location: 4519 Grandview Road Blaine, WA / 390107317235

14 Day Comment Period Concluding On February 9, 2023

Appeal With The Whatcom County Current Planning Division Located At 5280 Northwest Drive, Bellingham, Wa 98226. Appeals Must Be Made Within 10 Days After The End Of The Comment Period.

Upper Baker Dam Spillway Stabilization

Applicant: Puget Sound Energy, Emily Hagin, 1110 Kentucky St Bellingham, WA 98229-4743
NOI: 45181

Scope: Upper Baker Dam Spillway Stabilization, involves 0.72 acres of soil disturbance for Upper Baker Dam maintenance and dam safety construction activities. The receiving water body is Baker River.

Location: at 550 Baker Lake Road in Glacier, WA in Whatcom 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

Read more here by searching Project Name:

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

New 2 Story SFR w/Garage, Deck & Patios

Applicant: Kelli and Jeffrey Hoback



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File:SHC2023-00010

Scope: Shoreline Conditional Use permit for demolition of an existing mobile home and replacement with a larger, two- story single family residence with an attached garage, decks, and patios.

Location: 101 Sunset Way, within Section 26, Township 38N, Range 01E W.M.; Assessor's Parcel No: 380126010305.

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

Any person may submit written comments to Andrew Hicks, Technical Administrator, Whatcom County Planning and Development Services, 5280 Northwest Drive, Bellingham, WA 98226 within 30 days of the publication of this notice. Written comments must be received by February 26, 2024.

Any person wishing to receive personal notice of any hearings must notify the Hearings Examiner's office, 311 Grand Ave. Ste. 105, Bellingham, WA 98225, within 30 days of the notice of application.

-----01-25-24-----

Site Improvements for Industrial Development

Scope: for the site improvements associated with anticipated industrial development to include resurfacing of a portion of the former log yard with crushed material from previous on-site demolition work, which had been performed to clean up the site from previous disturbances associated with an environmental cleanup required by the Department of Ecology (Clean-up site ID #910). The Department of Ecology had issued a “no further action” opinion as of April 5, 2007. The estimated quantity of fill is 13,000 cubic yards. The total area to be cleared/graded is 4.2 acres.

Location: at 109 Jameson St, Assessor’s Parcel #P37648, P75937, P75936

File #EG-2023-370.

Proponent: Andrew Shamp PO Box 1 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, Assistant Planner at (360) 855-3206 or by email: nmcgowan@sedro-woolley.gov.

Public comments must be received by 4:30 p.m. February 8, 2024 and should be submitted to the City of Sedro-Woolley Planning Department, 325 Metcalf Street, Sedro-Woolley, WA 98284.

Comments may be mailed or emailed, should include contact information, and should be as specific as possible.

Deny Critical Areas Variance

File # PL22-0526

Scope: Skagit County Hearing Examiner denied an application for a Critical Areas Variance submitted to reduce the buffer of a fish-bearing stream from the standard width of 150 feet down to a proposed width of 35 feet to accommodate an existing storage shed constructed without required permits.

Applicant: Daniel Schrifft and Miriam Garrote

Location: at 30595 Walberg Road within a portion of Section 19, Township 35 N, Range 6 E,



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W.M., situated within Skagit County, Washington, Parcels P41644 and P41647

Appeals must be submitted by: December 30, 2024

Staff Contact: Andrew Wargo Skagit County Planning and Development Services 1800

Continental Place Mount Vernon, WA 98273 (360) 416-1320

Allow Residential Development

File # PL23-0197

Applicant: Terry Findley, on behalf of Ilya and Mariya Patapovich

Scope: a Reasonable Use Exception request to allow residential development on P24570

Location: at 13235 Buchanan Lane, Mount Vernon, within a portion of Section 12, Township 34N, Range 04E W.M., situated within Skagit County, Washington, parcel P24570

Any person desiring to express his or her views or to be notified of the action taken on this application should notify Jeanne Aungst in writing of his or her interest no later than 4:30 pm on: February 9, 2024. Email correspondence will not be accepted, however comments may be submitted via the PDS website through the form at www.skagitcounty.net/pdscomments.

Staff Contact: Jeanne Aungst, Associate Planner Skagit County Planning and Development Services 1800 Continental Place Mount Vernon, WA 98273 (360) 416-1320

Site Work

File # BP23-0963

Scope: Skagit County Planning and Development Services approved the State Environmental Policy Act (SEPA) checklist review completed 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.

Owner: MV-28 LLC, c/o Timothy White, 12708 Leatherwood Lane, Bow, WA 98232.

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

Location: The site is located 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

Appeals must be submitted no later than: February 8, 2024.

Staff Contact: Brandon Black, Senior Planner MAILING ADDRESS: 1800 Continental Place, Mount Vernon, WA 98273: (360) 416-1320

-----01-24-24-----

Phase II of the Skagit Stabilization Campus

File #CUP-2023-366

This CUP will be amending the original CUP-2019-362. The plans for Phase II of the development are being amended to accommodate a 21,500 square-foot, 48-bed acute detox/withdrawal management facility – originally, Phase II was approved for only a 12,500 square-foot, 24-bed facility. Phase I of the project, which included a 16-bed evaluation and



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treatment center, the driveway, parking area, landscaping, utilities and stormwater management originally intended to serve both phases of the development, has already been completed. Upgrades/revisions to the parking area, utilities, stormwater management and/or other associated infrastructure may be necessary to satisfy the requirements for the larger Phase II facility as proposed.

Proponent: SRG Partnership ATTN: Aimee Duquette 110 Union Street, Ste. 300 Seattle, WA 98101 Location: 1420 State Route 20, Sedro-Woolley, WA 98284. Assessor's Parcel #P104178, adjacent to the east of the Life Care Center of Skagit Valley.

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 Comment Period: Public comments must be received by 4:30 p.m. February 7, 2024 and should be submitted to the City of Sedro-Woolley Planning Department, 325 Metcalf Street, Sedro-Woolley, WA 98284. Comments may be mailed or personally delivered, should include contact information and should be as specific as possible. This may be your only opportunity to comment on the environmental impacts of the proposed project.

Convert 2nd Floor Garage to ADU

File: ADM2023-00063

Applicant: JWR Design

Scope: Administrative Use, requesting land use approval to authorize the conversion of the second floor of an existing 1,026 square foot detached garage into an 800 square foot attached accessory dwelling unit (ADU) pursuant to WCC 20.36.132. The applicants are in the process of permitting an addition to attach the existing single-family residence and existing detached garage under permit number SFR2023-00376. The property is approximately 2 acres in size, has an existing 3,339.7 square foot single-family residence (SFR) and appurtenant structures. The proposed attached ADU will be served by a private well, on-site septic system, and will be accessed using a shared driveway with the existing SFR.

Location: at 826 Van Dyk Rd within Section 32, Township 40 North, Range 03 East of W.M. parcel: 400332-457355.

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 mthomps@co.whatcom.wa.us by February 7, 2024.

Notice of Corporate Dissolution – Pioneer Post Frame, Inc.

Pioneer Post Frame, Inc filed its articles of dissolution on January 9, 2024.

Any creditors of Pioneer Post Frame, Inc. are directed to submit claims by mail on or before May 31, 2024 to: Pioneer Post Frame Claims c/o Belcher Swanson Law Firm, PLLC, 900 Dupont St., Bellingham, WA 98225.

Submitted claims must set forth the claimant, the amount of the indebtedness, the nature of the claim, and any supporting documentation thereof.

The failure to submit a claim within the deadline prescribed above may result in the barring of your claim against Pioneer Post Frame, Inc. in accordance with RCW 23B.14.030.



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Short Plat – 3 parcels from .66 Acres

File: WCRNEWS_LT_0124a

Applicant: Northwest Surveying & GPS

Location: 803 N 8TH Street, Lynden, LOT 14, EXCEPT THE SOUTH 10-FEET THEREOF, AND THE SOUTH 5 FEET OF LOT 15, BLOCK 29, PLAT OF HAWLEY’S ADDITION TO LYNDEN, ACCORDING TO THE PLAT THEREOF, RECORDED IN BOOK 1 OF PLATS, PAGE 87, RECORDS OF WHATCOM COUNTY, WASHINGTON.

Scope: Requesting the approval to subdivide approximately 0.66 acres into 3 parcels within the RS-72 (Single Family Residential) zone at the above noted location.

Any persons wishing to comment on the application, or the proposal may do by submitting their written comments to Heidi Gudde, Planning Director, 300 4th Street, Lynden 98264, by February 7, 2024

Persons with questions regarding the project may contact Heidi Gudde at 354-5532.

Zoning Text Amendment

Scope: a Zoning Text Amendment Application and a SEPA Checklist, requesting a Zoning Text Amendment to Chapter 19.20 of the Lynden Municipal Code regarding accessory dwelling units.

Applicant: Jamie Vos

Location: Lynden – address/parcel not given

File: WCRNEWS_LT_0124b

A public hearing with the Lynden Planning Commission has been tentatively scheduled for February 22, 2024.

Any persons wishing to comment on the application or the SEPA DNS, may do by submitting their written comments to Heidi Gudde, Community Development Director, 300 4th Street, Lynden 98264, by February 7, 2024.

Persons with questions regarding the project may contact Heidi Gudde at 360-354-5532.

Expand Wireless Com Facility

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

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

Location of Proposal: The site is located at 506 Nooksack Avenue in the NE ¼ of the SW ¼ of Section 29, T40N, R4E of W.M, Nooksack, Wa. The Assessor’s tax parcel number is 400429 245210 0002.

File: WCRNEWS_LT_0124c

Comment Period: Comments must be received by 5:00 p.m. on February 5, 2024.

Responsible Official: Kevin Hester, Mayor, 103 W. Madison St., P.O. Box 4265, Nooksack, WA 98276. Ph.: (360) 966-2531

After-the-Fact Permit for Historic Samuel Libbey Ranch

File: EBY-23-064

Location: Parcel No. R03225-355-2100

Applicant: Ian Olsen

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



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

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

Hearing: February 8, 2024, at 10:00 AM, the HISTORIC PRESERVATION COMMISSION will hold a session in the BOCC Hearing Room (Room #102B) Located in the Island County Annex Building, 1 NE 6th St, Coupeville, WA, or via Zoom at: <https://tinyurl.com/2p9szpr9>, Meeting ID: 937 5754 6931 Passcode: 993018

New Mixed Use Bldg

File: COA-23-059

Location: 108 SW Terry Rd

Applicant: John Roberts on behalf of Gifts from the Heart Food Bank

Proposal: Construction of a new mixed-use building.

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

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

Hearing: February 8, 2024, at 10:00 AM, the HISTORIC PRESERVATION COMMISSION will hold a session in the BOCC Hearing Room (Room #102B) Located in the Island County Annex Building, 1 NE 6th St, Coupeville, WA, or via Zoom at: <https://tinyurl.com/2p9szpr9>, Meeting ID: 937 5754 6931 Passcode: 993018

New SFR

File: 014/24 VAR

Applicant: Nisqually Development Group, LLC

Location: S6330-00-00078-0, Whidbey Island

Proposal: Setback variance to reduce front yard setback from 30 feet to 20 feet to allow for the construction of a single family residence and appurtenances. Setback from Humphrey Road.

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

Public Comments: must be received by 4:30 p.m. on February 7, 2024; mail to Island County Planning Department, 1 NE 7th St, Coupeville WA 98239; deliver to 6th & Main Street, Coupeville; or to 121 N. East Camano Drive, Camano Island; or FAX (360) 679-7306.

2 Short Plat

File: 412/23 SHP

Applicant: Martin Ballardo & Vickie Blakey

Location: R32936-297-1680 on Heggenes Rd. Clinton

Proposal: two lot short plat of an aliquot parcels located within the Rural zone and has possible steep slopes Staff

Contact: cindyw@islandcountyway.gov

Public Comments: must be received by 4:30 p.m. on February 7, 2024; mail to Island County Planning Department, 1 NE 7th St, Coupeville WA 98239; deliver to 6th & Main Street, Coupeville; or to 121 N. East Camano Drive, Camano Island; or FAX (360) 679-7306.

-----01-23-24-----



Newspaper Legal Notices January 2024

Liberty Properties Townhomes Amended

Number: 23-0154

Applicant: Liberty Properties, LLC

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

Scope: Amended Notice of Application for Binding Site Plan & Administrative 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 deviations from required lot sizes, lot width, lot depth, and internal setbacks.

Comment: Any person wishing to comment on the Notice of Application shall do so in writing by either mail or email prior to the scheduled comment deadline.

Notice of Application Comment Period: Submit by 4:30 pm on Wednesday, February 7, 2024.

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

Read more here:

<https://stanwoodwa.org/DocumentCenter/View/7558/230154-Liberty-BSP-Amended-NOA->

-----01-22-24-----

Proposed Grant of Telecommunications Franchise to Ziplly Pacific Fiber LLC

AN ORDINANCE OF THE CITY OF BELLINGHAM, WASHINGTON GRANTING ZIPLY FIBER PACIFIC LLC A FRANCHISE TO OPERATE AND MAINTAIN FIBER OPTIC BROADBAND NETWORK COMPONENTS IN CITY RIGHTS-OF-WAY FOR THE PROVISION OF COMMERCIAL TELECOMMUNICATIONS SERVICES TO BUSINESSES AND RESIDENTS

Detailed information can be found at: meetings.cob.org five days prior to the public hearing. A copy of the proposed franchise ordinance is available at cob.org/ziplly

Staff Contact: Brent Baldwin, Development Manager 360-778-7940, bbaldwin@cob.org

Hearing: Bellingham City Council will hold a regularly scheduled meeting on February 12, 2024 at 7:00 PM open to the public. Meetings are held in Council Chambers, which are located on the second floor of City Hall, 210 Lottie Street, Bellingham, WA 98225. Meetings can also be viewed online at meetings.cob.org.

-----01-21-24-----

Notice of Substantial Completion

Laborers, mechanics, subcontractors, materialmen, and suppliers: take notice that unless written claim is presented and filed as required by law within (30) days after publication of this notice, all claims against the contractor's bond and the retained percentage are forever barred. Therefore, no person shall have any right of action for recovery against the bond or retainage on the contract with:

**Swinburnson Enterprises; 1057 Birch Bay Lynden Road, Lynden, WA 98264,
Interior Painting at the Whatcom County Courthouse, Bid #22-20.**



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-----01-20-24-----

Tree Canopy Preservation

File: SEPA-24-001

Scope: Nonproject action to amend certain regulations and processes applicable to Clearing and Grading, with particular regard to tree canopy preservation. Proposal would modify code language to reflect a Tree Canopy protection model and adjust tree planting requirements. Proposed amendments are set forth in draft Ordinance 792 and modify CTC 16.20, specifically CTC 16.20.075.

Responsible official: Joshua Engelbrecht, Associate Planner

Website: www.townofcoupeville.org/current-news/

Address: 4 NE Seventh Street, Coupeville, WA 98239

Proponent & Lead Agency: Town of Coupeville

Location of proposal: All zoning districts within the Town of Coupeville

Comments must be submitted by February 5, 2024 before 5pm to SEPA Official Joshua Engelbrecht, Email: assistantplanner@townofcoupeville.org, 360-678-4461 ext. 104

Drive Thru Coffee & Pedestrian Plaza

Location: 31405 SR 20

File: 2310-0066

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

Applicant: not given

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: City of Oak Harbor Hearing Examiner in the Council Chambers at City Hall on Tuesday, February 6, 2024 at 2:00 PM. Attend virtually or in-person at City Hall, Council Chambers or via YouTube at www.youtube.com/cityofoakharbor.

Childcare Center Expansion

Location: 1165 SW Fort Nugent

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

File: 2309-0060

Applicant: not given

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: City of Oak Harbor Hearing Examiner in the Council Chambers at City Hall on Tuesday, February 6, 2024 at 2:00 PM. Attend virtually or in-person at City Hall, Council Chambers or via YouTube at www.youtube.com/cityofoakharbor.

Batey Square

NOI: 45009

Applicant: Gateway Village LLC, Rob Janicki, 103 N Township St Sedro Woolley, WA 98284-



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1243

Scope: Batey Square, involves 4.5 acres of soil disturbance for Residential, Commercial construction activities. The receiving waterbody is Brickyard Creek.

Location: at 1010 Hodgkin St in Sedro-Woolley 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

Read more here by searching project name:

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

-----01-18-24-----

Plat 11 Lots on 2.24 Acres

File #PL21-0216

Applicant: Sound Development Group, LLC, c/o Tammy Zempel for KSA Investments, LLC

Scope: application for Final Plat review of the Bay Heights Long Subdivision The development creates eleven (11) residential lots and one tract for stormwater (16,639 square feet/.39 ac.) on a property of approximately 2.24 acres in size. The lots will range in size from 6,879 square feet (.16 acres) to 9,318 square feet (.21 acres).

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

Written comments must be received no later than 4:30 pm on: February 2, 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)

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

2 Story Addition of SFR & Garage

File # PL24-0012

Applicant: Joshua Nipges and Tiera Nipges Trustees of the Nipges Trust

Scope: Administrative Setback Reduction request for the construction of a 2-story addition (approximately 1,528 square feet) to the existing single-family residence and an attached garage (approximately 560 square feet) not able to meet the standard 35-foot setback from the front

(west) property line. The request is to reduce the required front setback of 35-feet to 25-feet

Location: at 20610 Prairie Rd, Sedro Woolley, within a portion of Section 33, Township 36N, Range 04E W.M., situated within Skagit County, Washington (P50575).

Any person desiring to express his or her views or to be notified of the action taken on this application should notify Jeanne Aungst in writing of his or her interest no later than 4:30 pm on: February 2, 2024. Email correspondence will not be accepted, however comments may be submitted via the PDS website through the form at www.skagitcounty.net/pdscomments.

Staff Contact: Jeanne Aungst, Associate Planner Skagit County Planning and Development Services 1800 Continental Place Mount Vernon, WA 98273 (360) 416-1320

Minor League Baseball Multi-Purpose Facility

File: WCRNEWS_Ev_0118

Scope: The City of Everett and Snohomish County are partnering with the owners of the Everett



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AquaSox to lead a public-private effort to develop and operate a new outdoor multi-purpose facility located in the City of Everett. The facility will serve as the home field for the Everett AquaSox Minor League Baseball (MiLB) team. It will meet the new MiLB facility standards required for a High-A Minor League baseball stadium that provides 2,800-3,200 fixed seats for baseball fans. The facility is also intended to provide other amenities and serve other programs. Alternative: The existing Funko Field Site would remain unchanged.

Alternative 1: Funko Field Action Alternative: The Funko Field Alternative is located approximately 3/4 mile south of Downtown Everett, directly west and adjacent to the Broadway and I-5 Corridors.

Alternative 2: Downtown Site Action Alternative: The Downtown Site is located on the eastern edge of Everett's downtown core, directly adjacent and east of the Angel of the Winds Arena, and approximately 1/2 mile west of the I-5 Corridor.

At virtual Public meeting: Feb. 13, 2024, 6 PM Zoom: bit.ly/EverettFacilityScopingMeeting
Comments Deadline: Tuesday, Feb. 20, 2024;

Mail: Yorik Stevens-Wajda, AICP, Planning Director City of Everett Planning Dept. 2930 Wetmore Ave., Ste 8A Everett, WA 98201, Email: ystevens@everettwa.gov

Read More Here: <https://www.everettwa.gov/3163/City-of-Everett-Outdoor-Multipurpose-Fac>

-----01-17-24-----

Skagit Regional Airport Taxiway A Rehab

File: WCRNEWS_SVH_0117

Applicant: Port of Skagit County, Heather Rogerson, 15400 Airport Dr Burlington, WA 98233-5311

Scope: Skagit Regional Airport Taxiway A Rehab, involves 18.6 acres of soil disturbance for Other (Airport) construction activities. The receiving waterbodies are Higgins Airport Way Stormwater Cells, and ultimately Padilla Bay.

Location: at Taxiway A, A1, A2, A3, and A4 at the Skagit Regional Airport. in Burlington 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

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

Tull Road Phase 2

File: WCRNEWS_BH_0117

Applicant: William Maris, 409 Arbutus Pl Bellingham, WA 98225

Scope: Tull Road Phase 2, involves 2 acres of soil disturbance for Residential, Utilities construction activities. The receiving waterbody is Spring Creek.

Location: at 4302 Tull Rd in Bellingham in Whatcom 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

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

-----01-16-24-----



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New SFR

File: 003/24 RUD II

Applicant: Calikia LLC

Location: S8240-00-00091-8; Camano Island, WA

Proposal: Construction of a new Single-Family-Residence including all necessary appurtenances within a regulated category D wetland buffer. Alteration of the buffer cannot be avoided due to lot constraints. Applicants propose 5032 square feet of buffer impact, with 5100 square feet of compensatory mitigation proposed.

Staff Contact: Travis Wilmot; tg.wilmot@islandcountywa.gov

Public Comments: must be received by 4:30 p.m. on January 31, 2024; mail to Island County Planning Department, 1 NE 7th St, Coupeville WA 98239; deliver to 6th & Main Street, Coupeville; or to 121 N. East Camano Drive, Camano Island; or FAX (360) 679-7306.

New SFR w/Wetland

File: 408/23 RUD

Applicant: North West Custom Construction, LLC

Location: S8235-00-00003-0, Camano Island

Proposal: Wetland buffer modification to accommodate a single family residence and necessary appurtenances. 2,354 square feet (SF) of wetland buffer is proposed to be reduced in the southeastern portion of the subject parcel and an addition of 2,354 SF is proposed in the northeastern portion of the parcel. Restoration of 2,180 SF of previously forested vegetation within a regulated wetland and restoration of 20,500 SF of wetland buffer is also proposed. An existing parking pad will be removed from the buffer and restored along with the temporary disturbance from the installation of a water line. Site is on or near: Wetlands & Streams

Staff Contact: Planner Name; r.zavassilva@islandcountywa.gov

Public Comments: must be received by 4:30 p.m. on January 31, 2024; 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.

February Comprehensive Plan Periodic Update Meetings

The Island County Planning and Community Development Department will hold four open houses in February 2024 to discuss the 2025 Comprehensive Plan Periodic Update.

All the meetings will follow the same format, join any date that is convenient for you. No formal presentation will be given, stop by at any time during the open house hours. ·

Camano Island: Feb. 1st 6 – 8 PM in the Island County Convergence Room, located at 121 N East Camano Drive, Camano Island, WA ·

South Whidbey: Feb. 6th 6 – 8 PM in the New Commons, located at 5675 Maxwellton Rd, Langley, WA ·

Central Whidbey: Feb. 10th at 10 AM – 12 PM in the Island County Board of County Commissioners Hearing Room (Room #102B), located at 1 NE 6th Street, Coupeville, WA ·

North Whidbey: Feb. 13th 6 – 8 PM in The Center Multi-Purpose Room, located at 51 SE Jerome St, Oak Harbor, WA

You can submit written comments via U.S. Mail to the Planning and Community Development Department, 1 NE 7th St, Coupeville, WA 98239, or via email to compplan@islandcountywa.gov.

Further Information may be obtained by contacting the Planning and Community Development



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Department at 360.679.7339 or compplan@islandcountywa.gov. Persons requiring auxiliary aids/services should call Island County Human Resources at 360. 679.7372, at least 24 hours prior to the meeting.

AG Subdivision of 27.29 Acres

File: SSS2023-00019

Applicant: Heather Mussard

Scope: requesting land use approval to authorize the Agricultural Subdivision of a 27.29-acre parent parcel into a 1-acre Farmstead Parcel and 26.29-acre Agricultural Parcel at the subject property. As proposed, the 1 -acre Farmstead Parcel will contain the existing single-family residence connected to public water, existing on-site septic system, and served by an existing access from Slater Rd. The proposed 26.29-acre Agricultural Parcel will remain in agricultural use and will be served by existing access from Red River Rd.

Location: at 2313 Slater Rd within Section 06, Township 38 North, Range 02 East of W.M.
Assessor's parcel number: 380206-183446.

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 mthomps@co.whatcom.wa.us by January 30, 2024.

AG Subdivision of 39.28 Acres

Applicant: Heather Mussard

File: SSS2023-00021 & SEPA2023-00101

Scope: Agricultural Short Subdivision & SEPA requesting land use approval to authorize the Agricultural Subdivision of a 39.28-acre parent parcel into a 0.62-acre Farmstead Parcel and 38.66-acre Agricultural Parcel at the subject property. As proposed, the 0.62-acre Farmstead Parcel will contain the existing single-family residence connected to public water, existing on-site septic system, and served by an existing access from Morgan Rd. The proposed 38.66-acre Agricultural Parcel will remain in agricultural use and will be served by existing access from Morgan Rd.

Location: at 4263 Morgan Road and the subject property is located within Section 11, Township 40 North, Range 04 East of W.M.; Assessor's Parcel No: 400411-209351.

The file and supporting documents may be viewed at the Whatcom County Planning and Development Services office at 5280 Northwest Drive, Bellingham, WA or at <http://www.whatcomcounty.us/2914/Public-Notice>.

Any person may submit written comments to McKenna Thompson, at the above address or at mthomps@whatcomcounty.us by January 30, 2024.

-----01-14-24-----

Detached ADU

Scope: A conditional use permit for a detached accessory dwelling unit

Location: at 2460 Lakeway Drive in Area 7 of the Whatcom Falls Neighborhood

File: USE2023-0028 / ADU2023-0042

Applicant Nicholas Brown and Brenda Beehler JT

Hearing: The City of Bellingham Hearing Examiner will hold a hybrid public hearing to take



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testimony on the following proposals at 6:00pm on Wednesday, January 24, 2024
For information on the proposals and how to participant in-person, by phone or computer at the hybrid public hearing please visit the Hearing Examiner's meetings webpage at <https://iframe.cob.org/iframes/Pages/hearing-examiner-materials.aspx>

19 Unit Plat

Scope: a 19-unit preliminary plat

Location: at 4185 Northwest Avenue in the Meridian Neighborhood.

File: SUB2022-0031

Applicant Home Haven Properties Inc.

Hearing: The City of Bellingham Hearing Examiner will hold a hybrid public hearing to take testimony on the following proposals at 6:00pm on Wednesday, January 24, 2024

For information on the proposals and how to participant in-person, by phone or computer at the hybrid public hearing please visit the Hearing Examiner's meetings webpage at <https://iframe.cob.org/iframes/Pages/hearing-examiner-materials.aspx>

-----01-13-24-----

Batey Square

NOI: 45009

Applicant: Gateway Village LLC, Rob Janicki, 103 N Township St Sedro Woolley, WA 98284-1243

Scope: Batey Square, involves 4.5 acres of soil disturbance for Residential, Commercial construction activities. The receiving waterbody is Brickyard Creek.

Location: at 1010 Hodgin St in Sedro-Woolley 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

Read more here by searching project name:

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

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

Allow Propane Sales in AG District

Hearing: The Whatcom County Planning Commission will host a public hearing on Thursday January 25th, 2024 at 6:30 p.m.

Scope: Proposed amendments to WCC 20.40.150, Agriculture (AG) District, to allow propane sales, reload, storage, and distribution facilities in the Agriculture District as a conditional use under certain circumstances. Included in this proposal are amendments to Chapter 20.66 Light Impact Industrial (LII) District, 20.68 Heavy Impact Industrial (HII) District, and 20.68 Rural Industrial and Manufacturing (RIM) District to allow propane distribution. For additional information contact Lucas Clark at 360-778-5940 or LClark@co.whatcom.wa.us

To learn how to watch or participate in the meeting in real time, please go to:

<https://www.whatcomcounty.us/3436/Participate-in-Virtual-Planning-Commissi>

Meeting materials will be posted on the County website at:

<https://www.whatcomcounty.us/AgendaCenter/Search/?term=&CIDs=9,&startDate=&endDate=>



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&dateRange=&dateSelector=

The public is invited to attend the hearing to provide oral comments and/or written comments may be submitted to: Whatcom County Planning Commission 5280 Northwest Drive Bellingham, WA 98226 Email: PDS_Planning_Commission@co.whatcom.wa.us

NVSD PAC Clad – Small Works

Notice is hereby given that Nooksack Valley School District has solicited quotations from five contractors on the district's small works roster for Nooksack Valley High School PAC CLAD project with bids due on January 16, 2024.

Questions should be directed to Tex Ladish, CSG at tladish@nwesd.org.

-----01-11-24-----

Skagit Aggregates Expansion

File #PL20-0507

Applicant: Skagit Aggregates, LLC

Scope: Special Use Permit, to expand an existing gravel mining operation from an approximate 10-acre tax parcel, P123394, to the contiguous southerly 30-acre tax parcel, P44865, for a total of approximately 40 acres. The proposed expansion will remove an estimated 2,670,000 cubic yards of material in three phases. The material will be processed on-site with a proposed crushing operation. No blasting will occur at the site. The existing and expanded mining operation will continue to generate 14 average daily truck trips, or 7 loads per day. The site is accessed from State Route (SR) 20 on an existing unnamed road. The applicant also applied for a Forest Practice Conversion (FPC) permit, PL22-0435, to harvest timber on the southerly 30 acres to allow for the mining expansion. A grading/land disturbance permit application is also required.

Project Contact: Ronald Jepson

Location: P44865 (proposed gravel mine expansion tax parcel) & P123394 (existing gravel mine tax parcel) within the SW ¼ NE ¼ of Section 28 and the NW ¼ SE ¼ of Section 28, Township 35 North, Range 9 East, W.M., situated within Skagit County Washington

Written comments must be received no later than 4:30 pm on January 25, 2024.

Appeals must be submitted by 4:30 pm on February 8, 2024.

Staff Contact: Leah Forbes, Senior Planner: 1800 Continental Place, Mount Vernon, WA 98273: (360) 416-1320

Parking for Silfab Solar Building

File: LUP 1-24

Applicant: Silfab Solar

Scope: application to develop a 100-stall parking lot connected with approximately 11,500 square feet of landscaping and half of the site will be paved completely to be used as a storage area. It will be an extension to the Silfab Solar building to allow for more employee and visitor parking. The development site is currently vacant and has a total area of 11.36 acres and the project will be developed on 2 acres. The application includes land use, site plan review, and grading/engineering permit requests. A geotechnical report, critical areas survey, floodplain habitat assessment, conceptual storm-water plan, preliminary civil engineering plans, landscaping plans, exterior lighting specifications, building plans, a wetland report, and a ground



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water report have been submitted. A building permit will be required prior to construction. Location: on Port Drive Street and is identified by the Skagit County Assessor as parcel number P116593.

Comments on the environmental impacts associated with the proposed action, or on the associated permits, must be submitted to the Burlington Community Development Department by 5:00 P.M. January 23, 2024.

Please contact Community Development Department Bplanning@burlingtonwa.gov - City of Burlington, 833 S. Spruce Street, Burlington, WA 98233.

Raise Apt Bldg Above Flood Elevation

Applicant: Third Thursday LLC has

File: SHR2023-00009 & SHV2023-00004

Scope: Shoreline Substantial Development Permit and Shoreline Variance to raise an existing apartment building to 12" above base flood elevation and to add landings and stairs to accommodate ingress and egress to the units.

Location: at 7368 Birch Bay Dr., within Section 36, Township 40N, Range 1W W.M.; Assessor's Parcel No: 405136471087.

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

Any person may submit written comments to Andrew Hicks, Technical Administrator, Whatcom County Planning and Development Services, 5280 Northwest Drive, Bellingham, WA 98226 by February 12, 2024.

-----01-10-23-----

Cap Sante Marine Fiber Install

File: WCRNEWS_AA_0110

Description: A pre-application neighborhood meeting via video teleconference has been scheduled to introduce the potential project: Shoreline Substantial Development Permit to install approximately 1,250 linear feet of new fiber conduit at Cap Sante Marina within shoreline jurisdiction.

Location: Cap Sante Marina running from the Central Pier in the West Basin to the JKL pier in the North Basin.

Applicant Name: Port of Anacortes attn.: Kevin Anderson Address: 100 Commercial Avenue
Email / Phone #: 360-299-1827 / kevin.anderson@portofanacortes.com

Owner: Port of Anacortes: 100 Commercial Avenue Phone #: 360-293-3134
info@portofanacortes.com

Meeting Date & Time: Tuesday, January 23rd @ 6pm, go to: cityofanacortes.org/1499/Public-Meetings or call (audio only): 1 323-486-3157 (Phone Conference ID: 104 156 903#)

16th Street 6-Lot Short Plat

File Number: SPL-2023-0006

Owner: BW & NS Investments LLC

Applicant/Agent: Strandberg Construction attn: Debbie Headrick,
Debbie@Strandbergconstruction.com, 2018 R Avenue, Anacortes, 360-293-7431

Location: Vacant land at the end of 16th Street west of Alaska Ave. (P125149)



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Scope: Preliminary Short Subdivision application requesting to subdivide a ~52,430sf lot into six (6) individual residential lots and one (1) access track. The property is zoned Residential Low Density 2A (R2A) which requires minimum lot area of 6,000sf and a minimum lot width circle of 50 feet.

Public Comment Period: Written comments must be submitted to the city staff person listed below by 5:00 PM on January 24, 2024.

Document Availability: <https://ci-anacortes-wa.smartgovcommunity.com/Public/Home> . Click on Public Notices and select the project number.

For Project Information: Grace Pollard, Senior Planner; gracep@cityofanacortes.org; City of Anacortes Department of Planning, Community, & Economic Development, P.O. Box 547, Anacortes, WA 98221

Easy Street Cottages – 6 Lots from 1 Parcel

File Number: ULS-2023-0009

Owner: Tiger Claw, LLC

Applicant/Agent: Randy Click, randyclick70@gmail.com, 360-999-0733, 1308 33rd Street, Anacortes, WA 98221

Location: 3620 Commercial Ave (P33094)

Scope: Preliminary Unit Lot Short Subdivision application to subdivide a 6-unit cottage development into six (6) individual unit-lots and one (1) common area track.

Public Comment Period: Written comments must be submitted to the contact person listed below by 5:00 PM on January 24, 2024.

Document Availability: Application documents may be reviewed by scanning the QR code above or at <https://ci-anacortes-wa.smartgovcommunity.com/Public/Home>. Click on Public Notices and select the project number.

For Project Information: Grace Pollard, Senior Planner; gracep@cityofanacortes.org; City of Anacortes Department of Planning, Community, & Economic Development, P.O. Box 547, Anacortes, WA 98221

Thiel-Collins 6 Lot Short Plat

File Number: SPL-2023-0005

Owner: Collins, Bettijean & Jeffrey Robert Thiel

Applicant/Agent: Thiel, Jeff & Collins, Bettijean, jeff.r.thiel@outlook.com, 425-246-1174, 5215 146th Avenue SE, Bellevue, WA

Location: 505 38th Street, Anacortes, WA 98221 (P33220)

Scope: a Preliminary Short Subdivision application requesting to subdivide a ~37,439sf lot into three (3) individual residential lots. Two of the proposed lots are shown as unit-lots for a proposed duplex (½ the duplex on one 6,000sf unit-lot and the other ½ duplex on a second 6,000sf unit-lot). The third proposed lot is shown to be 25,439sf with a single detached residence.

Public Comment Period: Written comments must be submitted to the city staff person listed below by 5:00 PM on January 24, 2024.

Document Availability: Application documents may be reviewed by scanning the QR code above or at <https://ci-anacortes-wa.smartgovcommunity.com/Public/Home>. Click on Public Notices and select the project number.

For Project Information: Grace Pollard, Senior Planner; gracep@cityofanacortes.org; City of



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Anacortes Department of Planning, Community, & Economic Development, P.O. Box 547,
Anacortes, WA 98221

Comprehensive Plan and Development Regulations Update

File: SEPA2024-000001

Description of Non-Project Action: Whatcom County is undertaking a Comprehensive Plan and Development Regulations Update in accordance with the Growth Management Act (GMA). Whatcom County is required to complete its review and update of the Comprehensive Plan elements, development regulations, and Urban Growth Areas (UGAs) by June 30, 2025. As part of the Comprehensive Plan and Development Regulations Update and UGA review, the County and cities of Bellingham, Blaine, Everson, Ferndale, Lynden, Nooksack, and Sumas are undertaking a process to allocate population, housing and employment growth to UGAs and the area of the County outside of UGAs. As a result of the Comprehensive Plan and Development Regulations Update and associated UGA review, the County will consider amendments to County Comprehensive Plan goals and policies, UGA boundaries, and associated maps. As required by the GMA, the County will formulate a new climate change and resiliency chapter in the Comprehensive Plan. Development regulations (zoning, critical areas ordinance, etc.) may also be amended.

Written Comment period: January 10 - January 31, 2024. Submit comments no later than January 31, 2024. Send written comments to the Contact Person: Matt Aamot, Senior Planner, Planning and Development Services, 5280 Northwest Drive, Bellingham, Washington 98226, Telephone: (360) 778-5900, E-mail: 2025Update@co.whatcom.wa.us

Hearing: A scoping public hearing is scheduled for: January 24, 2024 at 6:00 pm. The public hearing is a hybrid meeting that you can attend in person at the County Council Chambers, Whatcom County Courthouse, 311 Grand Avenue, Bellingham or by ZOOM using one of the following methods:

Join by computer: <https://us06web.zoom.us/j/89392183914>; Join by telephone: 1-253-205-0468
Webinar ID: 893 9218 3914

Proponent: Whatcom County

Lead Agency: Whatcom County Planning & Development Services

Appeal: must be filed on a form provided by and submitted to the Whatcom County Planning and Development Services Department Division located at 5280 Northwest Drive, Bellingham, WA 98226 by January 20, 2024

Short Plat 1.27 Acres into 4 Parcels

Applicant: Northwest Surveying & GPS

File: WCRNEWS_LT_0110a

Scope: Requesting the approval to subdivide approximately 1.27 acres into 4 parcels within the RS-100 (Single Family Residential) zone at the above noted location.

Location: 1545 MAIN Street, Lynden, LOT A 1 OF THE MAIN STREET LOT LINE ADJUSTMENT, AS PER THE MAP THEREOF, RECORDED UNDER AUDITOR'S FILE No. 2023-0901643, RECORDS OF WHATCOM COUNTY, WASHINGTON. SITUATE: IN WHATCOM COUNTY, WASHINGTON. SUBJECT TO AND/OR TOGETHER WITH ALL EASEMENTS, COVENANTS, RESTRICTIONS AND/OR AGREEMENTS OF RECORD, OR OTHERWISE.

Any persons wishing to comment on the application, or the proposal may do by submitting their



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written comments to Heidi Gudde, Planning Director, 300 4th Street, Lynden 98264, by January 24, 2024.

Persons with questions regarding the project may contact Heidi Gudde at 354-5532.

HolliWalk Appeal

File: WCRNEWS_SJJ_0110

Scope: the Administrator denied a request by the Appellant to waive or modify right-of-way improvements for the project known as the HolliWalk Development.

Appellant: San Juan Community Home Trust, 435-C Argyle Avenue, Friday Harbor, WA 98250

Location: north frontage of Tax Parcel No. 351456013 abutting Holli Place located at 260 Price Street, Friday Harbor, WA

The Town Council hearing to review this administrative decision on Thursday, January 18, 2024 at 12:00 PM or soon thereafter, in the Town Council Chambers at Town Hall, 60 Second Street, Friday Harbor, Washington.

Testimony shall be accepted into the record from parties of interest or record.

Additional information is available for public review by contacting Community Development Director Ryan Ericson at 360-378-2810, ryane@fridayharbor.org or by visiting the Town website at www.fridayharbor.org

Bakerview Plat - 119 Lots

Project Number: 23-0171

Owner: Bakerview Stanwood LLC

Proponent: Atwell-Group

Scope: approved, with the conditions, the proposed modifications:

1. Increase the number of lots from 114 to 119
2. Modify the proposed mix of housing units
3. Minor revisions to stormwater/open space tracts 997 and 998
4. Elimination of alley tract 991

Location: The project is located south of the intersection of 284th Street NW and 75th Drive NW, Tax Account Number: 32042000202400, Address: 7510 284th Street NW, Stanwood, WA 98292

Appeals shall be filed in writing to the department of community development within 14 days of the notice of decision. Appeals shall be delivered to the City of Stanwood, at 10220 270th Street NW, Stanwood, WA 98292, by, Wednesday, January 24, 2024 at 4:30 pm. Appeals shall be accompanied by a \$500 non-refundable filing fee.

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

Read more here: <https://stanwoodwa.org/DocumentCenter/View/7546/230171-Bakerview-Minor-Modification-Notice-of-Decision>

Camas Flats – 82 Units Affordable Housing

File: 2312-0076

Applicant: Ron Wright & Associates/ Architects

Scope: a Site Plan Review application and associated documents for the development of 82 units of affordable housing together with associated site improvements.

Location: R13335-330-1180.

For more information, please call (360) 279-4510



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Applicant: by Ron Wright & Associates/Architects for Island County, property owners.

SEPA PUBLIC COMMENT PERIOD: 1/10/2024-1/24/2024

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.

To make 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 1/24/2023.

To receive notification of the decision on this proposal, please send a self-addressed, stamped envelope and request a Notification of Decision for application 2312-0076 from the City of Oak Harbor, Development Services Department, 865 SE Barrington Drive, Oak Harbor, WA 98277.

Demo Existing, New SFR

File: 417/23 S-VAR & 429/23 SDP

Applicant: Stephen & Megan Mc Kay

Location: S8220-00-00021-0; S8220-00-00022-0, Whidbey Island

Proposal: Demo of existing residences. Construction of a new SFR with appurtenances.

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

Public Comments: must be received by 4:30 p.m. on February 9, 2024; 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

-----01-09-24-----

Appeal CUP Decision

File: 364-23

Scope: Appeal of CUP Type II Decision re: 064/23 dated 10/17/23: Mr. Porter seeks to stabilize his home by replacing an existing failing bulkhead. Island County's code requires a Shoreline Conditional Use Permit (S-CUP) to do so. The County denied Mr. Porter's application for an S-CUP and Mr. Porter appeals that denial

Appellant: John Porter, 2541 Bretland Rd, Camano WA 98282

Location: 2541 Bretland Rd, Camano WA 98282, R33004-332-4320

Comments: ALL PERSONS interested in said appeal should file written comments with Island County Planning and Community Development before January 23, 2024 beginning at 1:00 pm Further Information may be obtained by contacting 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; or contact Carol Strohschein; c.strohschein@islandcountywa.gov

Hearing: Island County Hearing Examiner will hold a public hearing at the Camano Annex Convergence Public Meeting Room at 121 NE Camano Dr, Camano Island on January 23, 2024 beginning at 1:00 pm at: <https://www.islandcountywa.gov/653/Upcoming-Hearings>.

Camano Substation

File: NOI44979

Applicant: Public Utility District No. 1 of Snohomish County, PO Box 1107 Everett, WA 98206

Scope: Camano Substation, involves 1.5 acres of soil disturbance for utility construction activities. The receiving waterbody is an unnamed type F stream located on the project site.



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Location: at 531 E. North Camano Dr, Camano Island in Island 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

Read more there by searching on Project Name:

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

2024 Update of the Regional Transportation Plan

This planning process brings together Island County agencies and organizations that share transportation projects of regional significance. The public comment period ends on January 24th 2024. Final action on the RTP is anticipated on February 28th at the IRTPO Executive Board meeting in Coupeville, Washington.

The RTP is located on the IRTPO webpage at link <https://www.islandcountywa.gov/719/IRTPO-Related-Documents>.

Public Comment Form can be found at

<https://www.islandcountywa.gov/DocumentCenter/View/3840/2023-RTP-Comment-Sheet-pdf>.

For more information contact Malcolm Roberts, IRTPO Transportation Planner, at 360-240-5546 or malcolm.roberts@islandcountywa.gov.

Office/Warehouse

Scope: an application for the civil work associated with a proposed 2,400 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 utility line installation, the replacement of existing asphalt and the addition of an asphalt parking lot to serve the new office/warehouse building as well as landscaping, stormwater infrastructure and other associated infrastructure.

Location: 236 West Moore Street (Assessor's Parcel #P37451).

File #EG-2023-313.

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

Appeal: this threshold determination in writing to the City of Sedro-Woolley Planning Department within 14 days from date of publication. Written appeals and appeal fees must be submitted by 4:30 p.m. Tuesday, January 23, 2024. Contact the Assistant Planner at the City of Sedro-Woolley, 325 Metcalf Street, Sedro-Woolley, Washington, 98284 or electronically at nmcgowan@sedro-woolley.gov to read or ask about the procedures for SEPA appeals.

City of Sedro-Woolley Contact Person: Nicole McGowan, Assistant Planner Address: 325 Metcalf Street, Sedro-Woolley, WA 98284

Contract Acceptance Notice to Subcontractors and Material Suppliers:

Bellingham School District No. 501, Business Office, 1306 Dupont Street, Bellingham, WA 98225, hereby advises all interested parties that the following project has been accepted as of December 14, 2023: **Sunnyland Elementary School Rebuild**, the contractor being

Dawson Construction, LLC.

The statutory period for the filing of all liens and claims becomes effective December 15, 2023. Claims being filed after January 29, 2024 will not be recognized. Additionally, any claims that



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have already been filed need to be refiled during this period. Copies of any lien against the Bellingham School District No. 501 must be sent to: Bellingham School District No. 501 Attention: Curtis Lawyer, Director Capital Projects 1306 Dupont Street Bellingham, WA 98225

Interstate 5 (I-5) / Slater Road Interchange Roundabout Project (A00598K/XL6025)

File: WCRNEWS_BH_0109a

Description of Proposal: The I-5/Slater Road Interchange – Roundabout project will take place along Slater Road, within WSDOT Right of Way and the City of Ferndale Right of Way. The project will remove one existing mini roundabout, install a full-sized roundabout, and construct a shared use path connecting Rural Avenue's sidewalk and Slater Road's sidewalk east of the southbound (SB) on/off ramp roundabout. ROW acquisition is not necessary for Phase 1. The multi-modal/shared use path will be located on the northern side of Slater Road between Slater/Rural and the existing I-5 Overpass. The path will be temporarily constructed at the connection to both Rural Avenue and the existing I-5 Overpass to allow for construction of future phases of the project that will construct permanent connection to existing pedestrian infrastructure.

Location: I-5/Slater Road Interchange between MP 259.8 and 260.80. The I-5/Slater Road Roundabout Project in Whatcom County, at Township 38 North, Range 2 East/Section 3 and Section 4. The project will primarily take place along Slater Road, which is partially within WSDOT Right of Way and partially within the City of Ferndale Right of Way.

Proponent: WSDOT – Northwest Region.

Comments: This DNS is issued under WAC 197-11-340(2) and the comment period will end on: January 23, 2024.

Agency Contact/Responsible Official: Hannah Thatcher, 206-440-4518, thatchh@wsdot.wa.gov

PSOC Phase 2 Admin and Vehicle Storage Buildings

File: NOI44997

Applicant: City of Bellingham - Public Works, Mike Olinger, 2221 Pacific St Bellingham, WA 98229-5823

Scope: PSOC Phase 2 Admin and Vehicle Storage Buildings, involves 1.5 acres of soil disturbance for Other (Public Works Operations Buildings) construction activities. The receiving waterbody is Whatcom Creek.

Location: at 2221 Pacific St 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

-----01-06-24-----

Batey Square

Applicant: Gateway Village LLC, Rob Janicki, 103 N Township St Sedro Woolley, WA 98284-1243

File: WCRNEWS_0106_SVH

Project: Batey Square, involves 4.5 acres of soil disturbance for Residential, Commercial construction activities. The receiving waterbody is Brickyard Creek.

Location: at 1010 Hodgin St in Sedro-Woolley in Skagit county



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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

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

City of Oak Harbor – Comprehensive Plan Admindments

Active Transportation Plan (ATP) Adoption 2023 Comprehensive Plan Amendments Area Wide Rezoning: Planned Industrial Park (PIP) and Planned Business Park (PBP) to Industrial Industrial Zoning Text Amendments 2024 Comprehensive Plan Docket

View: The meeting may be viewed live via YouTube or on Channel 10.

Hearing: Oak Harbor Planning Commission will hold a public hearing on Tuesday, January 23, 2024 at 6:00 p.m. at the Planning Commission Regular Meeting

Comments: Anyone wishing to support or oppose these items or provide other relevant comments may do so by attending the meeting in person or call and leave a message at 360-279-4512 no later than 5pm the day prior. To ensure comments are recorded properly, state your name clearly when leaving a voicemail message. Please limit your comments to three (3) minutes.

Zoning for SW Fairgrounds Multi-Family Housing

File Number : ZCA-24-001

Applicant : Angi Mozer, Executive Director, Port of South Whidbey

Location : 819 Camano Avenue, parcel #: R32903-442-4110 and R32903-362-4170

Proposal : To amend the following sections of the Langley Municipal Code in Chapter 18:

Fairgrounds Overlay (Ch. 18.10); P1 (Public Use) zone district (Ch. 18.19);

Land Uses (Ch. 18.09); Definitions (Sec. 18.01.040) for secondary use; and

Performance Standards Multi-family (Ch. 18.25) related to open space to permit multi-family housing use at the Port of South Whidbeys Fairgrounds property, 819 Camano Ave. No development is proposed as part of this application.

Staff Contact : Meredith Penny, Community Planning Director, planning@langleywa.org

Public Comments : must be received by 5:00 p.m. on January 22, 2024 ; mail to City of Langley Community Planning & Building Department, P.O. Box 366, Langley, WA 98260; deliver to 112 Second Street, Langley, between 9:00 a.m. & 5:00 p.m. Mon. through Thurs.; by email at planning@langleywa.org; or by FAX to (360) 221-4265.

-----01-05-23-----

Rezone .85 Acres

Scope: Rezone request Amendments to Comprehensive Plan and Zoning Map– request to change the zoning designation of roughly 0.85 acres of land from Residential 7 to Residential 15

File #2023-004

Applicant: Bendtsen

Public Hearing: The City of Sedro-Woolley Planning Commission on January 16, 2024 at 6:30 PM, in the Sedro-Woolley Council Chambers and via Zoom Webinar,

Written comments must be received by 4:30 PM on January 16, 2024 to be considered at the public hearing. Send written comments to: City of Sedro-Woolley Planning Department, ATTN: Assistant Planner, 325 Metcalf Street, Sedro-Woolley, Washington, 98284, or by email to



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nmcgowan@sedro-woolley.gov.

Please go to the Planning Commission Meetings page on the Sedro-Woolley website <https://sedrowoolleywa.portal.civicclerk.com> to find the meeting materials and a link to join the webinar.

Amendments to the City Development Regulations – Sedro Woolley

Amendments to Development Regulations

Scope: Proposed amendments to Chapter 16.04 SWMC to add a definition for “Shadow Plat” and to allow shadow platting as a method of satisfying the minimum density requirement of 4 dwelling units per acre Interested parties can comment on the proposed changes in writing or at the hearing.

Public Hearing: The City of Sedro-Woolley Planning Commission on January 16, 2024 at 6:30 PM, in the Sedro-Woolley Council Chambers and via Zoom Webinar,

Written comments must be received by 4:30 PM on January 16, 2024 to be considered at the public hearing. Send written comments 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.

Please go to the Planning Commission Meetings page on the Sedro-Woolley website <https://sedrowoolleywa.portal.civicclerk.com> to find the meeting materials and a link to join the webinar.

AG Short Plat

Applicant: Morris & Darlene DeBoer

Scope: an Agricultural Short Subdivision application and associated SEPA Environmental Checklist, requesting land use approval to authorize the agricultural subdivision of a 26.12 acre parent parcel into a 1.37-acre Farmstead Parcel and 24.75-acre Agricultural Parcel at the subject property. The proposed Farmstead Parcel will contain an existing residence and appurtenances, and is served by City of Lynden water and permitted on-site septic system. The Agricultural Parcel is undeveloped and will remain in agricultural use.

File: SSS2023-00020 & SEPA2023-00099

Location: at 147 Bay Lyn Dr, and the subject property is located within Section 25, Township 40 N, Range 02 E of W.M.; Assessor's Parcel No: 400225480320.

The file and supporting documents may be viewed at the Whatcom County Planning and Development Services office at 5280 Northwest Drive, Bellingham, WA or at <http://www.whatcomcounty.us/2914/Public-Notice>.

Any person may submit written comments to project planner Maddie Schacht at the above address or at MSchacht@whatcomcounty.us by January 19, 2024

-----01-04-24-----

Personal Wireless Tower

File: PL23-0463 & PL23-0464

Scope: a Special Use Permit for the construction of 1 Personal Wireless Facility (PWF) tower located within a 50’x60’ leased area surrounded by a fence. The proposed PWF tower will be 150-feet in height and designed to look like a conifer tree. The 3,000 square foot leased area at the tower’s base will include a small, prefabricated equipment shelter and backup diesel



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generator. The PWF is designed to accommodate two additional wireless carriers at a future date. Access to the proposed site will be from Rosario Road and an existing gravel road and old logging road (wholly located on the subject parcel). And a Variance to exceed the underlying zoning district's 40-foot maximum permitted height requirement. The Variance also includes a request to deviate from the minimum required landscaping and to deviate from the required setback for PWFs as measured from the respective property lines. In this case, the PWF does not meet the 150-foot setback requirement as it is approximately 119-feet from the eastern property line

Applicant: Meridian Group/AT&T; C/O: Andy King; 169 Lost River, Mazama, WA 98833

Landowner: Hoehn Road LLC; 15193 Doris Street, Anacortes, WA 98221

Location: 15163 Rosario Road, Anacortes, Washington in a portion of Sections 22 & 23; Township 34 North; Range 01 East; Willamette Meridian, situated in unincorporated Skagit County, Washington Parcel #: P19584, P19558, & P19606

Public Comment Period: Written comments must be received no later than 4:30 PM on Friday January 19, 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).

A copy of the subsequent SEPA threshold determination for the proposal may be obtained upon request.

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 w/New Detached Garage

Files: PL22-0197 PL22-0221

Scope: approved, with conditions, a shoreline variance application and critical areas variance application for a replacement single family residence and new detached garage. The replacement home requires a setback reduction from the lake to 22 feet and the project will exceed the maximum allowed developed area by 6.9%.

Appeal: This decision may be appealed to the Shoreline Hearings Board within 21 days of the date of the Ecology decision. Appeals must be filed in accordance with the provisions of WAC 461-08.

Applicant: Barbara Miller

Location: at 33388 West Shore Drive, Mount Vernon, Washington, a portion of Section 22, Township 33 North, Range 6 East, W.M., Skagit County, Washington. P66937

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

Extend Upper Samish Tribe Utilities

File: PL23-0427

Scope: Special Use Permit request to permit a proposed "Minor Utility Development" to extend Tribal utility lines. The project proposal is to extend Tribal utility lines along Helmick Road from Nuwha-Ah Lane intersection to the east +/- 3,000-feet and from the Bonneville Power Administration power line intersection to the east +/- 2,100 feet. The extension consists of a 6-inch HDPE fill line for a future standpipe, a 4-inch HDPE sewer force main for the septic tank effluent pump system, 4-inch PVC fiber communication conduit, and a 12-inch HDPE. The



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proposed water main, fill line and fiber conduit will be installed in a common trench and the sewer force main will be located in a separate trench that meets the required horizontal and vertical separation requirements for sewer and water mains. Hand holes and/or vaults will be installed in the road shoulder to allow for the installation and maintenance of a future fiber optic control cable. All utilities proposed will be confined to Helmick Road Right-of-way and Tribal lands.

Location: along, and in the vicinity of Helmick Road (ROW). The utility and water lines will extend along Helmick Road. The existing address for the Upper Skagit Indian Tribe is 25944 Community Plaza Way, Sedro Woolley, in a portion of Section 08, Township 35 North; Range 05 East; Willamette Meridian, situated in unincorporated Skagit County, Washington Parcel Numbers: P38655, P38730, P38724, & Helmick Road Right-of-Way

Applicant/Landowner: Upper Skagit Indian Tribe; 25944 Community Plaza Way; Sedro Woolley, Washington 98284

Appeals must be submitted by: January 18, 2024

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

Modify Panel Antennas

Applicant: Cellco Partnership and its controlled affiliates doing business as Verizon Wireless
File: WCRNEWS_SVH_0104

Scope: is proposing to modify panel antennas on the side of an existing building

Location: at 1415 E Kincaid St, Mount Vernon, Skagit County, WA 98273 lat/long: N 48 25 7.3884 / W 122 19 26.9508

Public comments regarding potential effects from this site on historic properties may be submitted within 30-days from the date of this publication to: Taylor Blackburn, Terracon, 21905 64th Ave W, Suite 100, Mountlake Terrace, WA 98043; 425-697-1029; taylor.blackbourn@terracon.com

Allodial Patent Owner

LOT 12, SEC 7, TWN 38N, RE2 WLM; SW QTR OF THE SW QTR, SEC 3, SE QTR OF THE SE QTR SEC 4, LOT 1 of SEC 9, & LOT 6, SEC 10, TWP 38N R1E, W.M.; LOTS 5, 7, 8 of SEC 10, TWN 38N, R1E, W.M.; SE QTR OF THE SW QTR SEC 12, & S HALF OF THE SE QTR, SEC 12, TWP 38N, R1E, W.M; AND LOTS 10, 11 SEC 7, TWP 38N R2E W.M.

Contact: House of Kwina, Qui-ench Raven Wolf Kwina, 7632 Portal Way #531, Custer, Wa. 98240

12 Lot Subdivision on 30 Acres

Applicant: Fort Hill LLC

File: LSS2009-00003

Scope: for a 12 lot single-family residential cluster subdivision on 30 acres with associated road, stormwater and utility infrastructure.

Location: at 1259 Marine Drive, 1261 Marine Drive, 1265 Marine Drive, XXXX Fort Road, and 3818 Fort Bellingham Road, Bellingham, WA.

Public Hearing 01/18/2024 and 1/19/2024, starting at 9:00 am.

Mailed comments must be received prior to hearing day to be included in record. Hearings are being held in a hybrid format. Members of the public can join in person at the Council



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Chambers, Whatcom County Courthouse, 311 Grand Ave. or remotely via zoom.
Visit www.whatcomcounty.us/virtualhearingexaminer for more information on how to join the hearing and view related documents.

-----01-03-24-----

ADU

File: PLAN23-0308

Scope: to convert an existing garage structure into an accessory dwelling unit (ADU). The structure does not meet the required minimum setback from the front property line and therefore requires approval to alter the non-conforming structure. To replace the enclosed garage spaces that are being converted to an ADU, a different outbuilding on the site will be used for the enclosed garage parking spaces and the driveway to this area will be paved. No new utilities are proposed. An estimated 2,000 cubic yards of excavation and grading is proposed for the ±1,686 square feet of the new driveway. A fish bearing stream and a Category III wetland exist on the site.

Location: 16768 Blodgett Rd, Mount Vernon, Skagit parcel P28081, it is located approximately 1500 linear feet southeast of the intersection of Blodgett and Cedardale Roads, it is within a portion of the SW ¼ of Section 29, Township 34N, Range 04E, W.M., and is at latitude 48° 24' 10.353"N and longitude -122° 19' 37.1994"W.

Applicant: No 7 Development 3004 Old Highway 99 S Rd Mount Vernon, WA 98273 763-568-6322 Kayla@no7development.com

Property Owner: Leslee and Robert Hughes 16768 Blodgett Road Mount Vernon, WA 98274

Staff Contact: Rebecca Lowell, Principal Planner Development Services Department, 910 Cleveland Avenue Mount Vernon, WA 98273 360-336-6214

Information: The Environmental Checklist, the complete MDNS with all of its mitigation measures, and associated technical reports, plans, and other materials are available for public viewing by following the directions below: 1. Navigate to: <https://ci-mountvernon-wa.smartgovcommunity.com/Public/Home> 2. Click on the blue "GO" link under the heading "My Portal" 3. Type the project number (PLAN23-0308) into the search bar at the top of the screen 4. Click on the project number below the search bar

The project materials are also available by emailing the City at

PermitTech@mountvernonwa.gov or calling (360) 336-6214 and requesting copies of these documents.

Public Hearing: by the Mount Vernon Hearing Examiner on THURSDAY, JANUARY 18, 2024 starting at 9am via Zoom. Those wishing to participate in this virtual hearing must call 360-336-6214 or email: PermitTech@mountvernonwa.gov no later than 8 a.m. on the day of the hearing to receive information needed to participate in this virtual hearing.

Appeals of the environmental determination must be filed in writing on or before 4:30 pm on JANUARY 16, 2024. Appeals must be filed in writing together with the required \$100.00 application fee to: Hearing Examiner, City of Mount Vernon, 910 Cleveland Ave, Mount Vernon, WA 98273.

Annexation 45.11 Acres for Future Development

File: WCRNEWS_LT_0103a

Applicant: Richard and Carol Weg



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Scope: is requesting the annexation of approximately 45.11 acres to allow for future residential development. The proposed zoning will be Residential Mixed Density (RMD).

Location: 8634 Double Ditch Road, Lynden, The Northwest quarter of the Southeast quarter and the Southeast quarter of the Southwest quarter of the Northeast quarter of Section 18, Township 40 North, Range 3 East of W.M., except the East 75-feet thereof; less roads. Situate in Whatcom County, Washington.

The applicant Any persons wishing to comment on the application, or the proposal may do so by submitting their written comments to Heide Gudde, Planning Director, 300 4th Street, Lynden, by January 16, 2024, or by attending the public hearing to be held at 7:00 PM that same evening.

Appeal Violation

File: APPEAL-23-0003

Appeal of Notice of Violation

Location: 35025001000, 79 Washington Way San Juan Island

Applicant: Duncan Smith and Karen VanderWall C/O James P. Grifo, Law office of James P. Grifo LLC, 164 Dougherty Lane, Friday Harbor, WA 98250

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

Appeal Violation & Stop Work Order

File: APPEAL-23-0004

Appeal of Stop Work Order and Notice of Violation

Location: 452541004000, 69 West Side Rd, San Juan Island

Applicant: John and Theresa Brasino C/O Kyle Loring, Loring Advising PLLC, PO Box 3356, Friday Harbor, WA, 98250

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

Notice of Substantial Completion

Silver Lake Park - Maple Creek Shower and Restroom Facility

Laborers, mechanics, subcontractors, materialmen, and suppliers, take notice that unless written claim is presented to the Whatcom Parks & Recreation Department, 3373 Mt. Baker Hwy, Bellingham, WA 98226 and filed as required by law within (45) days after publication of this notice, all claims against the contractor's bond or the retained percentage are forever barred.

Therefore, no person shall have any right of action for recovery against the bond or retainage on the contract with:

Tiger Construction, LDT 6280 Everson Goshen Road, Everson WA 98247.

-----01-02-24-----

SR 20 Unnamed Tributary to Coal Creek Fish Passage Project

File: 44562

Applicant: WSDOT, Mikkel Lamay, 1019 Andis Rd Burlington, WA 98233

Scope: SR 20 Unnamed Tributary to Coal Creek Fish Passage Project, involves 1.78 acres of soil disturbance for Highway or Road, Utilities, Other (fish habitat enhancement project) construction activities. The receiving waterbodies are Unnamed Tributary to Coal Creek,



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Wetland 3.

Location: at SR 20 crossing of Unnamed Tributary to Coal Creek at Mile Post 70.24 in Sedro-Woolley 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.

More Info – search project name here: <https://apps.ecology.wa.gov/paris/DocumentSearch.aspx>

The Boulevard

File: 44858

Applicant: BYK Construction, Inc., Paul Woodmansee, PO Box 619 Sedro Woolley, WA 98284
Project: The Boulevard, involves 1.28 acres of soil disturbance for Highway or Road, Residential, Commercial, Utilities construction activities. The receiving waterbody is Skagit River.

Location: at 141 Sakuma Brothers Ave in Burlington 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

More Info – search project name here: <https://apps.ecology.wa.gov/paris/DocumentSearch.aspx>

Pinus Lake Facility Generator Replacement

File: WCRNEWS_BH_0102

Scope: replace a propane odd voltage DC generator (7.2 kW) with a new diesel conventional AC generator (12 kW) at the Pinus Lake Radio Site. The generator is the sole power provider to the fairly remote mountaintop site that is not on an electrical grid. The current system will continue to operate on a hybrid system that works in conjunction with solar panels to charge a battery bank. The current system does not have enough capacity due to the new radio system having higher power demands and the batteries being at the end of their life. The generator will be replaced within an existing shelter building using hand-operated power tools and a truck mounted crane. The current above ground propane tank will also be removed and replaced with a 2,000 diesel storage tank adjacent to the northwest wall of the equipment building. Installation will take approximately 2 weeks to complete.

Location: The Pinus Lake Radio Site is located at Latitude 48.90298, Longitude -121.78640 within the Mount Baker- Snoqualmie National Forest, in Whatcom County, Washington in Section 42, Township 39 North, Range 08 East.

Applicant: Washington State Department of Transportation, WSDOT

Lead Agency: Washington State Department of Transportation

Comments must be submitted by January 18, 2024.

Please submit comments to Kelsey Donahue by email at DonahuK@wsdot.wa.gov or the below P.O. Box. Responsible Official: Hannah Thatcher Position/Title: Northwest Region

Environmental Program Manager, Address: 15700 Dayton Avenue North, Shoreline, WA 98133-5910, Phone: (206) 440-4518

MH

Applicant: Mattson Land Consulting, LLC

File: ADM2023-00028



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Scope: an Administrative Use Permit application with supplemental Reasonable Use application requesting land use approval to authorize the placement of a 678 sq. Ft. manufactured home on the subject parcel, to be served by private on-site septic system and well, through the reasonable use process per WCC 16.16.270. The subject property is approximately 2.23 acres and currently vacant.

Location: at 4281 Boblett Road, within Section 05, Township 40N, Range 01 E of W.M.

Assessor's parcel number: 4001053104160000.

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 January 17, 2024.