



Planning & Development Services

1800 Continental Place ▪ Mount Vernon, Washington 98273
office 360-416-1320 ▪ pds@co.skagit.wa.us ▪ www.skagitcounty.net/planning

Memorandum

To: Skagit Board of County Commissioners
From: Jack Moore, Director
Robby Eckroth, AICP, Planning Manager
Deepti Khanna, Associate Planner
Re: Planning Commission's Recorded Motion on the 2026 Docket
Date: October 08, 2026

Summary and Background

Planning and Development Services (PDS) is providing this memorandum in advance of October 12, 2026, Board of County Commissioners (Board) work session to discuss the 2026 Docket of Comprehensive Plan, Map, and Development Code Amendments. The Planning Commission recorded motion (Exhibit A) was approved on September 15, 2026. The recorded motion includes recommendations for the Board's consideration.

On May 19, 2026, the Board of County Commissioners adopted Resolution R20260102. The Growth Management Act (GMA) provides that "each comprehensive land use plan and development regulations shall be subject to continuing review and evaluation"¹ and requires Skagit County to periodically accept petitions for amendments or revisions to the Comprehensive Plan policies or land use map. Skagit County implements this requirement through Skagit County Code Chapter 14.08, which describes the process for annual amendments.

Skagit County received two timely petitions for consideration through the annual Comprehensive Plan, Map, and Development Regulation Docket, which were placed on the established on the docket. Another petition was proposed by the County to allow for general code language cleanup.

Skagit County Planning & Development Services (PDS) analyzed the docketed proposals under the State Environmental Policy Act (SEPA) and for consistency with the existing comprehensive plan, the adopted land use/zoning map, and the unified development regulations. More information on each docket petition can be found in staff report in Exhibit B, and the other exhibits listed below.

¹ RCW 36.70A.130(1)(a).

The following exhibits supplement this memo:

- **Exhibit A – Planning Commission Recorded Motion and Recommendation.**
- **Exhibit B – Public Comments to the Planning Commission.**
- **Exhibit C – Public Comment Summary and Response Matrix**
- **Exhibit D – Planning Commission July 07, 2026, Staff Report.**
- **Exhibit E – LRPLN-2025-0001 – Old Day Creek Small Scale Business Rezone Petitioner Application**
- **Exhibit F – LRPLN-2025-0003 – Rasar Mineral Resource Overlay Designation Amendment Petitioner Application**
- **Exhibit G – Draft General Code Language Cleanup Amendments (Petition C26-1)**

Planning Commission Recommendation

The Planning Commission heard testimony on the proposed amendment at the August 18, 2026, public hearing. After closure of the public hearing the Planning Commission deliberated on the proposed amendment. The recorded motion (Exhibit A) was approved on September 15, 2026, and all present Planning Commissioners voted to recommend that the Board adopt all three Docket petitions.

The Planning Commission provided additional recommendations regarding the amendments to the Party of Record definition in SCC 14.04 which can be found in Exhibit G. The Planning Commission recommended Board of County Commissioners consider whether the addition of Item No. 4 (Formally requested to receive information via a written statement with a complete mailing address) creates an unintended substantive change to the definition of a Party of Record and also consider clarifying what are the legal rights of a Party of Record. Planning and Development Services staff added Item No. 4 to ensure that Type 1 applications, which do not require public notification to neighboring properties, include a mechanism for appeal rights, allowing affected parties an opportunity to become a Party of Record.

Staff Recommendation:

The Department recommends adoption of the proposed amendments.

Next Steps

The Department will meet with the Board on October 12, 2026, for discussion of the proposed amendments. The Board is scheduled to take possible action on the 2026 Docket of Comprehensive Plan, Map, and Development Code Amendments on October 19, 2026. The Board of County Commissioners is authorized by SCC 14.08.090 to take the following actions:

1. Adopt the proposal.
2. Adopt the proposal with modifications. Per SCC 14.08.090(2)(b)(i-v), substantial changes the proposal shall require an additional opportunity for public review prior to final action.
3. Decline to adopt the proposal.
4. Remand the issue(s) to the Department or the Planning Commission for additional work, study, review or refinement.