Skagit County Planning and Development Services (PDS)
State Environmental Policy Act (SEPA)
Mitigated Determination of Nonsignificance

Date of Issuance: 10/22/2026

Lead Agency: Skagit County

Agency Contact: Leah Forbes, leahf@skagitcountywa.gov, 360-416-1320

Lead Agency File Number: PLAN2-2026-0035

Description of Proposal: To remove approximately 340 cubic yards of unpermitted fill material placed by the previous property owner into a wetland and watercourse tributary to Brown Slough. The material removed will be disposed of at an approved upland location and the area will be restored with native vegetation.

Applicant: Jerry & Lois Beck

Location of Proposal: 15758 Fir Island Road; Parcel P15993

The lead agency has determined that this proposal will not have a probable significant adverse impact on the environment. Pursuant to WAC 197-11-350(3), the proposal has been clarified, changed, and conditioned to include the following mitigation measures to avoid, minimize or compensate for probable significant impacts. An environmental impact statement (EIS) is not required under RCW 43.21C.030.

This proposal will also be reviewed for compliance with all applicable Skagit County Codes (SCC) which regulates development activities, including but not limited to: SCC Title 14 – Unified Development Code, SCC 14.24 – Critical Areas Ordinance, SCC 14.43 – Frequently Flooded Areas, SCC Title 15 – Buildings and Construction, the Skagit County Shoreline Management Program, and the Skagit County Development Standards and/or the Washington State Stormwater Manual. Mitigation may be a requirement of Skagit County Code.

The necessary mitigation measures are listed below. The Environmental Checklist, JAPRA, and Restoration Plan are available at https://skagitcountywa-

energovweb.tylerhost.net/apps/selfservice#/plan/55db0d86-a53d-405c-b72d-da40fba21893?tab=attachments

The following conditions are identified to mitigate the adverse environmental impacts of the proposal:

1. A professional archaeological survey must be completed prior to start of the project or professional archaeological monitoring is required during the project.

This MDNS is issued after using the optional process in WAC **197-11-355**. There is no further comment period on the MDNS.

Responsible Official: Jack Moore, PDS Director
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Date 10/22/2026 Signature Leah Forbes
for Jack Moore, PDS Director

Contact: **Leah Forbes, AICP, Senior Planner**, 1800 Continental Place, Mount Vernon, WA 98273. leahf@skagitcountywa.gov, 360-416-1320

You may appeal this threshold determination in accordance with Skagit County Code 14.06 and 16.12 and then by filing such with Skagit County Planning and Development Services for service to the SEPA responsible official within 14 calendar days after the date of the final SEPA determination.

Appeals must be submitted no later than: **November 5, 2026**

Transmitted to Skagit Valley Herald: **October 20, 2026**
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