



NOTICE of APPLICATION with SEPA

Island County has reviewed the proposed project for probable adverse environmental impacts and expects to issue a determination of non-significance (DNS). The optional DNS process established by WAC 197-11-355 is being used. **The public comment period as described below may be the only opportunity to comment on the environmental impacts of the following proposal.**

File: 181/25 SHE II, **Applicant:** Reid Shigeno, **Location:** S7115-00-0000G-0, Greenbank, WA 98253

Proposal: Bulkhead modification and repair, consisting of a 1'x2'x150' scour guard and deadman anchors.

Staff Contact: Planner Name; j.frias@islandcountywa.gov

File: 219/25 CGP II , **Applicant:** Beverly Carlson, **Location:** R23113-059-3500, Camano Island

Proposal: Clearing of 5 acres of vegetation on subject parcel for future 3,000 sq ft single-family residence, 1,200 sq ft ADU, 1,500 sq ft barn, and horse pasture.

Staff Contact: Donah Dunn; d.dunn@islandcountywa.gov

File: 209/25 SPR , **Applicant:** NMA North, LLC **Location:** located at the corner of Maxwelton Road and Campbell Road

Proposal: Utilize a 40.77 +/- acre parcel zoned Rural, as an Environmental Education Retreat Center with associated appurtenances such as, septic system(s) restrooms, toolsheds, kitchen with dining hall and caretaker residence. With new parking serve approximately 40 guests plus support staff with most programs/ activities would occur during the summer and shoulder seasons. No more than 40 retreats will occur each calendar year. Each retreat will be approximately four to fourteen days in duration and no event will exceed 75 individuals. The improvements would additionally add housing for staff and participants attending the educational retreat center events. There will be future grading/clearing necessary for the development, but the parcel contains wetland and streams, but the proposal shows development will not impact Critical Areas.

Staff Contact: cindyw@islandcountywa.gov

Island County regulations under ICC 17.02B (Critical Areas), Title XI (Land Development Standards) & other applicable regulations are used to review & condition development to protect critical areas affected by this proposal. The proposal may include mitigation & the project review process may incorporate or require mitigation measures regardless of whether an EIS is required.

PUBLIC COMMENTS: must be received by 4:30 p.m. on **July 9, 2025**; 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.

To request notice of hearings or receive a copy of the decision or information on appeals, contact us at the above address.