



PLANNING, COMMUNITY, & ECONOMIC DEVELOPMENT DEPARTMENT
 Mailing Address: P.O. Box 547, Anacortes, WA 98221
 Office Location: 904 6th Street, Anacortes WA 98221
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CITY OF ANACORTES

Planning, Community, & Economic Development

Date Received:

08/20/2021

SLX-2021-0014

Master Land Use Permit Application

| TYPE OF APPLICATION (check all that apply): | | |
|---|--|--|
| <input type="checkbox"/> Administrative Interpretation <input type="checkbox"/> Annexation Request <input type="checkbox"/> Binding Site Plan (Preliminary) <input type="checkbox"/> Boundary Line Adjustment (BLA)** <input type="checkbox"/> BLA: Lot Consolidation** <input type="checkbox"/> Conditional Use Permit (CUP) per AMC 19.36** <input type="checkbox"/> Conditional/Special Use Permit (CUP) per AMC 17.70** <input type="checkbox"/> Cottage Housing Development** <input type="checkbox"/> Development Agreement <input type="checkbox"/> Essential Public Facility | <input type="checkbox"/> Home Occupation Permit** <input type="checkbox"/> Long Subdivision (Preliminary)** <input type="checkbox"/> Lot Certification <input type="checkbox"/> Minor Permit Revision <input type="checkbox"/> Plat Amendment /Modification <input checked="" type="checkbox"/> SEPA Environmental Review** <input type="checkbox"/> Shoreline Conditional Use Permit** <input checked="" type="checkbox"/> Shoreline Exemption** <input type="checkbox"/> Shoreline Substantial Development Permit** <input type="checkbox"/> Shoreline Variance** <input type="checkbox"/> Short Subdivision (Preliminary)** | <input type="checkbox"/> Site Plan Review – Type 1** <input type="checkbox"/> Site Plan Review – Type 2** <input type="checkbox"/> Site-Specific Rezone Authorized by the Comprehensive Plan <input type="checkbox"/> Stormwater Management Manual Adjustments & Exceptions <input type="checkbox"/> Variance (Level 1) ** <input type="checkbox"/> Variance (Level 2) ** <input type="checkbox"/> Wireless Conditional Use Permit (WCUP)** <input type="checkbox"/> Wireless Service Facility (WSF) Permit** |

****Permit type has supplemental application/checklist that must be submitted with Master Land Use Permit Application**

| PROJECT & SITE INFORMATION: | |
|---|---|
| SITE ADDRESS: Western Washington Univeristy - Shannon Point Marine Laboratory, 1900 Shannon Point Road | PROJECT NAME: Shannon Point Shoreline Restoration |
| PARCEL NUMBER(S): P31547 | SECTION, TOWNSHIP, & RANGE NE/14 Section 21, Township 35 North, Range 01 East |
| LOT SQUARE FOOTAGE & ACREAGE: 47.5 Acres | PROJECT VALUATION: \$82,000.00 Includes Permitting and Labor |
| LEGAL DESCRIPTION: (48.5000 ac) GOVERNMENT LOT 1, SECTION 21, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M., LESS E 200FT | PRESENT ZONING: Public Use |
| PRESENT USE OF PROPERTY: University Marine lab for educational purposes | CUT & FILL (CY) PROPOSED: Remove 14 cubic yards of concrete 23 cubic yards of trenching and refill with native soil |
| PRE-APPLICATION CONFERENCE HELD?: <input type="checkbox"/> Yes, the City file # is _____ <input checked="" type="checkbox"/> No | WATER SOURCE: <input checked="" type="checkbox"/> City of Anacortes <input type="checkbox"/> Private Well <input type="checkbox"/> Community Well |
| SEWAGE DISPOSAL: <input checked="" type="checkbox"/> City of Anacortes <input type="checkbox"/> Septic | ROAD ACCESS: <input checked="" type="checkbox"/> City Road <input type="checkbox"/> State Highway <input type="checkbox"/> Private Road |

| | | | |
|--|--|--|--|
| CRITICAL AREAS OR BUFFERS ON SITE OR WITHIN 300 FEET: | | WATER BODIES WITHIN 200 FEET: | |
| <input checked="" type="checkbox"/> Yes / Type <u>Canary Pond (Shannon Lake)</u> <input type="checkbox"/> No <u>No wetland or wetland buffer impacts associated with the project.</u> | | <input checked="" type="checkbox"/> Yes / Name: <u>Rosario Strait</u> <input type="checkbox"/> No | |
| FLOODPLAIN: | | | |
| Flood Zone: <u>Zone VE</u> FIRM Panel # <u>53031700240A</u> Date of Panel: <u>effective 9/17/2003</u> | | | |
| LOT COVERAGE AREA CALCULATIONS: | | | |
| Existing Square Footage: <u>2,540 sf -derelict boat launch concrete planks</u> | | Proposed Square Footage: <u>0 - existing concrete planks will be removed from shoreline</u> | |
| IMPERVIOUS SURFACE AREA CALCULATIONS: | | | |
| Existing Impervious Square Footage: <u>2,540 sf</u> | | New Impervious Surface: <u>0</u> | |
| DESCRIPTION OF SUBJECT PROPOSAL: <input type="checkbox"/> Additional pages attached | | | |
| <p>PROPOSED WORK: <u>Remove a derelict concrete plank boat launch that covers approximately 2,540 square feet (0.06 acre) of the upper intertidal zone of Rosario Strait at the Shannon Point Marine Laboratory. The project also includes reseating the marine lab's existing in-take/outfall piping infrastructure that has become partially exposed due to coastal erosion by trenching and in-filling with native soils. Other decommissioned pipes and debris will also be removed from the site. A native scrub-shrub vegetated shoreline buffer enhancement area (114 square feet) and a pedestrian beach access trail (3-foot minimum width) to retain public access to the marine shoreline will be installed near the upper extents of the beach.</u></p> | | | |
| PROPERTY OWNER INFORMATION: <input type="checkbox"/> Multiple owners attached | | | |
| NAME: <u>STATE OF WASH W W S C LAB</u> | | MAILING ADDRESS: <u>ATTN: ACCOUNTS PAYABLE</u> <u>OLD MAIN 330</u> <u>516 HIGH ST</u> | |
| CITY, STATE, ZIP: <u>Bellingham, WA 98225</u> | | PHONE #: | |
| FAX #: | | EMAIL ADDRESS: | |
| APPLICANT INFORMATION: <input type="checkbox"/> Same as property owner | | | |
| NAME: <u>Alexis Blue, PE Assistant Director - Capital Planning & Development, Western Washington University</u> | | MAILING ADDRESS: <u>516 High Street</u> | |
| CITY, STATE, ZIP: <u>Bellingham, Washington 98225</u> | | PHONE #: <u>360-650-6297</u> | |
| FAX #: | | EMAIL ADDRESS: <u>blue2@wwu.edu</u> | |
| CONTACT PERSON: <input type="checkbox"/> Same as property owner <input type="checkbox"/> Same as applicant | | | |
| NAME: <u>Tina Mirabile, PWS - Authorized Agent Herrera Consultants, Inc.</u> | | MAILING ADDRESS: <u>1329 North State Street</u> <u>Suite 200</u> | |
| CITY, STATE, ZIP: <u>Bellingham, WA 98225</u> | | PHONE #: <u>(360) 202-6839</u> | |
| FAX #: | | EMAIL ADDRESS: <u>tmirabile@herrerainc.com</u> | |

ACKNOWLEDGEMENTS & SIGNATURE

Read and initial each of the following statements prior to signing this application:

| | |
|----|--|
| AB | I understand that land use and/or planning permits do not authorize earth disturbing activities, the removal of vegetation, or the construction of buildings. I understand that additional permits will be required after my land use and/or planning permitting process is completed. I understand that no earth disturbing activities (including the removal of vegetation) may take place until after my land use and/or planning process is complete, and only after I have received additional permits such as Fill & Grade, Building Permit, or Right-of-Way permit(s). |
| AB | I understand that if critical areas (wetlands, streams, steep slopes, etc.) are found on or near my property I am not authorized to impact these areas in any way and will be required to leave an undisturbed buffer area around the critical area, as determined according the City's critical areas regulations. |
| AB | I understand that depending on the size and scope of my project, I may be required to provide maintenance and/or performance bonds for items such as landscaping, critical areas, public roads and/or public utilities that I construct or install. |
| AB | I understand that I am solely responsible for providing complete and accurate information to the City. I understand that if my application is missing information or if inaccurate materials are submitted, my permits will be delayed. I understand that depending on how inaccurate and how incomplete my application is or becomes, the Department may require an entirely new application be submitted. I understand that when and if conditions change from that which my application originally represented, I am responsible for letting the City staff person assigned to my project know. |
| AB | I understand that I am applying for permits from the City of Anacortes only; and that additional permits from other Federal, State, and Local agencies could be required. I understand that the City of Anacortes cannot advise me of permits that are required from other agencies, and that I must contact these agencies to make sure I comply with their requirements. These agencies include (but are not limited to): Corps of Engineers, Department of Natural Resources, Department of Fish & Wildlife, Department of Ecology, and Northwest Clean Air Agency. |
| AB | I understand that I will be responsible for paying consultants that the City may deem necessary to review certain aspects of my application. I understand that these consultant reviews could include special inspections, traffic concurrency, critical areas, landscaping, stormwater, etc. |


Signature required on next page.

By affixing my signature hereto, I certify that I am the owner, or am acting as the Owner's authorized agent*, and that the application and documents contained with this submittal are complete and accurate to the best of my knowledge and abilities.

If your title report lists a company, partnership or other owners, you must submit evidence that you are authorized to sign on behalf of the entity or others that are listed.

Please attach additional signature sheets if there is more than one owner.

Under penalty of perjury, I certify that the information, statements, answers above regarding the subject application(s) are true and correct to the best of my knowledge and belief.

Property Owner Signature: 

Printed Name: Alexis Blue

Date: August 6, 2021

Authorized Agent Signature*: _____

Printed Name: _____

Date: _____

***If you are an authorized agent (and not the property owner) you must submit a signed, notarized [Agent Authorization Form](#).**