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**June 18, 2020**

**RE: SKAGIT COUNTY STABILIZATION CAMPUS - FILE # 2019-362 – AMENDED APPROVAL CONDITIONS**

In a letter dated June 11, 2020, BCRA, the representative of the applicant (Applicant), requested that the recommended staff conditions in the staff report for conditional use permit (CUP) #2019-362 be amended or deleted. The Applicant requested that staff recommended permit conditions #2 and #3 as shown in the staff report be replaced with the following language:

Prior to building occupancy approval, Skagit County shall submit a facility operations plan to the City, which shall address staff and patient safety and security measures, the use of local emergency services, and patient transportation. Skagit County, the facility operator, and the City of Sedro-Woolley will work in good faith to address any facility operation concerns as they arise.

The Planning Department sees the applicant's request to combine the staff recommend conditions #2 and #3 as modified as reasonable.

The Applicant also requested that staff's recommended permit condition #5 as shown in the staff report be deleted. The Planning Department does not see wish to have condition #5 completely deleted, but recommends amending condition # 5 of the staff report to read as follows:

Per 17.56.010 "All aspects of the application, including site plans and design of signs and other improvements, are considered binding." After approval of a CUP is issued for a property, that property is required to conform to the scope of development and specific conditions included in the CUP approval unless the CUP is modified or expires per the time limitations in Chapter 17.56 SWMC. Conditional uses and uses allowed per the underlying zoning may not combined without modifying the CUP. Any future changes in use or new construction on the property shall be within the scope of the approved CUP.

The amended text of Condition #5 is intended to clarify that once a CUP is approved, the city cannot issue permits for uses that are listed as the Permitted Uses in the municipal code for the parcels underlying zoning. Any future development on the land shall conform to the CUP approval or the CUP shall be amended to allow future uses.