

261612001000-042-028-EXTON-20120430

SAN JUAN COUNTY
RESPONSE TO SHORELINE INVENTORY REPORT
See: http://sanjuanco.com/CDP/docs/SMP/SJC_Shoreline_Inventory_and_Characterization_Report_January_2012_Final.pdf

PROPERTY OWNERS: Robert & Deborah Exton

STREET ADDRESS 590 Exton Road, Orcas, WA 98280

MAIL ADDRESS IF DIFFERENT PO Box 211, Orcas, WA 98280

If checked Please add our e-mail to the contact list for future shoreline proceedings

e-mail extondeb@yahoo.com, reefnet@centurytel.net

TAX PARCEL NUMBER(S) 261612001000

ISLAND Orcas

MANAGEMENT AREA West Sound

REACH NUMBER 42 (FROM MAP index 37)

PROPERTY CONTEXT -Broad scale **Attachment 1**
(Google Earth or Map quest showing reach or general context 1/4-1/2 mile or so)

PROPERTY CONTEXT (Close Scale) **Attachment 2**
(Google Earth or Map quest showing site and adjoining properties)
(If you can scale setbacks from structures and elements of the built environment including lawns, garden patio's etc onto the photo—So much the better)

EXISTING DEVELOPMENT ON THE PROPERTY **Attachment 3**

A series of Photo's

At the shoreline showing the current condition (include physical characteristics of the shoreline and both retained native vegetation and elements of the built environment improvements to include docks, bulkheads, walkways trails etc) both high and low tide photo's

At the home or business showing the current condition (include photo's of the house setting in relationship to the shoreline, other structures, lawns, patios, places of shoreline access for people, boats other improvements For commercial uses make sure the totality of the site use is properly characterized)

Does the discussion of the Reach properly reflect your property location, setting and context.
Yes , NO (Refer to reach characteristics in the text and appendices)
If not why not. _____

Does the site and adjacent shoreline contain any of the "Nearshore Key habitats and species area (identified on pp 61-76)

NO

YES please specify estuarine zone, eelgrass, Dungeness crabs,

pink salmon (high probability)
ling cod & greenling (medium probability)
Pacific herring (high probability)

IS YOUR PARCEL LISTED AS A POTENTIALLY NONCONFORMING LOT BY REASON OF A STRUCTURE WITHIN 50 FEET OF THE SHORELINE (Map 35 A, B or C)

NO

YES

IF YES, DOES THE CHARACTERIZATION IDENTIFY ANY SPECIFIC HARM THE EXISTING STRUCTURE(S) IS/ARE CAUSING ON THE EXISTING SHORELINE CONDITION OR HABITAT? **(MAKE SURE YOU CHECK THE APPENDICES)**

NO

YES AT PAGE(S) _____

unable to find any information in this regard

DO THE PHOTOGRAPHS ATTACHED REFLECT THE EXISTING CONDITION AT YOUR SITE?

YES

NO

DOES THE INVENTORY REPORT IDENTIFY ANY SCIENTIFIC BASIS FOR MAKING YOUR PROPERTY A NONCONFORMING USE? **(MAKE SURE YOU CHECK THE APPENDICES)**

NO

YES AT PAGE(S) _____

WHAT IS THE AVERAGE LOT SIZE ON THE SHORELINE IN THE AREA OF YOUR PROPERTY?

___ Less than one acre, ___ one acre to less than five acres , five acres and over

WHAT IS THE PROPERTY'S CURRENT SHORELINE DESIGNATION?

URBAN ___ , RURAL , CONSERVANCY ___ NATURAL ___

WHAT IS THE CURRENT GMA COMPREHENSIVE PLAN DESIGNATION AND ZONING FOR YOUR PROPERTY? (MAPS ON FILE WITH COUNTY)

COMPREHENSIVE PLAN Rural Farm Forest
ZONING R5

DOES YOUR NEIGHBORHOOD FIT THE CRITERIA FOR A RESIDENTIAL ACTIVITY CENTER AS DEFINED IN THE 2010 COMPREHENSIVE PLAN?

Residential Activity Centers are residential areas that have existing development patterns more dense than one unit per five acres, some portion of which is served by non-rural levels of capital facilities or services.

YES

NO

IF YES, DOES THE SHORELINE INVENTORY REPORT ACCURATELY REFLECT THE RESIDENTIAL ACTIVITY CENTER CHARACTERISTIC AND SHORELINE RESIDENTIAL MANAGEMENT GOALS IN CHARACTERIZING YOUR REACH.

YES _____
NO _____

OTHER COMMENTS AND OBSERVATIONS ATTACHED

THE UNDERSIGNED PROPERTY OWNERS REQUEST THAT THE MATERIALS SUBMITTED HEREWITH BE INCORPORATED INTO THE COUNTY INVENTORY AND CHARACTERIZATION REPORTS TO MORE ACCURATELY REFLECT THE CHARACTERIZATION OF THE SHORELINE ABUTTING OUR PROPERTY.

(CHECK IF APPROPRIATE) _____ AND

THAT THE COUNTY SPECIFICALLY IDENTIFY AND DESIGNATE OUR AREA AS A RESIDENTIAL ACTIVITY CENTERS UNDER GMA AS PROVIDED IN THE COMPREHENSIVE PLAN BEFORE PROCEEDING WITH THE SHORELINE DESIGNATION PROCESS.

OWNERS SIGN

PRINT

Deborah B. Exton

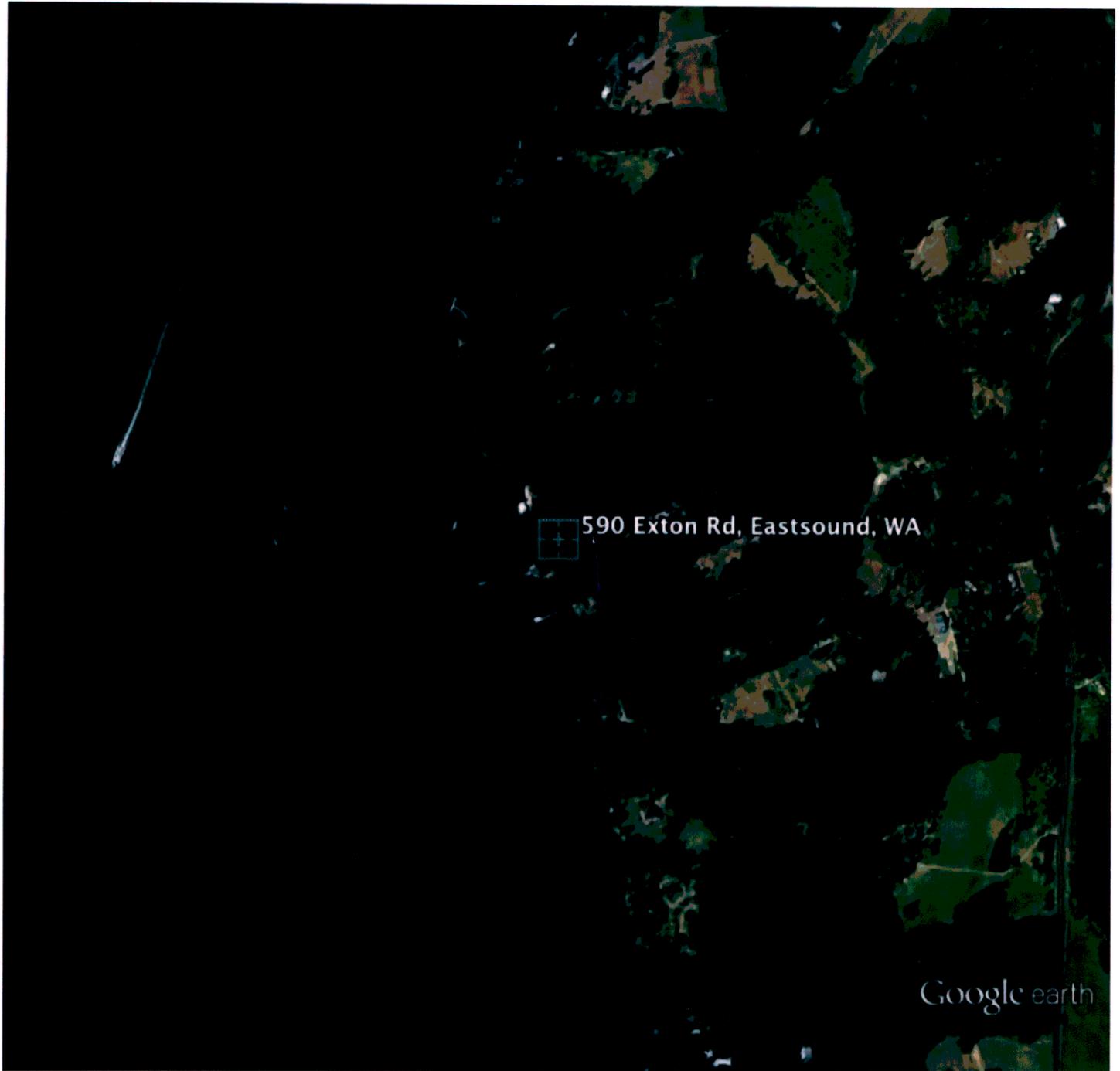
Deborah B. Exton

Robert A. Exton

Robert N. Exton

Additional comments in response to the Shoreline Inventory Report
re: parcel #262612001000

The property at 590 Exton Rd, tax parcel #262612001000, has been the family home to two generations of the Exton family since the mid 1950's. Though classified as Rural Farm Forest, the shoreline area is fully developed. Sited in this area are a house and two out-buildings, the newest of which was built in 2000. The shoreline area is landscaped with picnic tables, lawn chairs (seasonal), gardens and retaining walls. There is also a small boatramp on the property. The area comprised of our beach, home and dock has been the site of numerous beach parties, weddings and local gatherings. The crab cooker and sink at the dock are regularly used throughout all seasons except the harshest months of winter. The accompanying photos document the property and some of these activities.

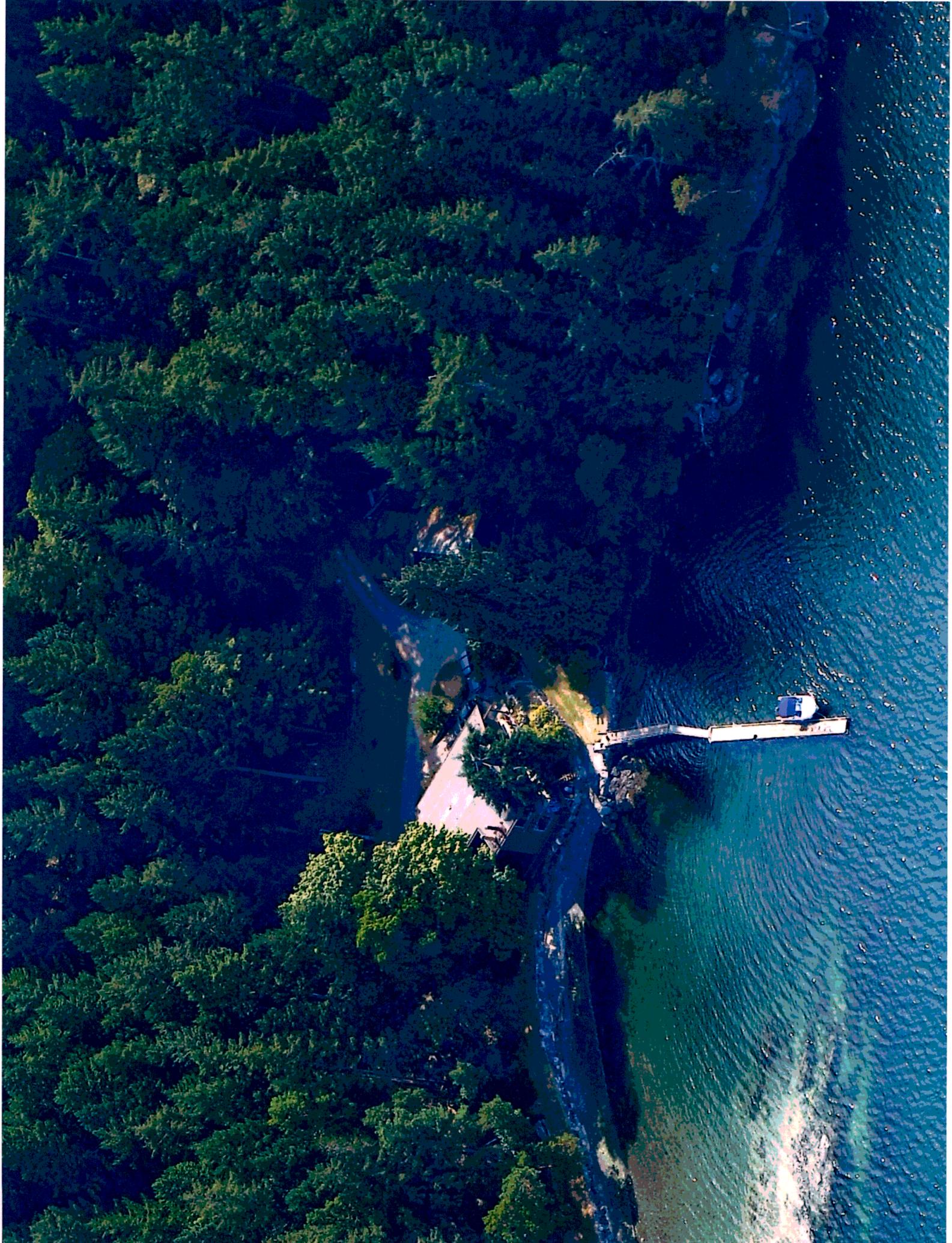


Google earth

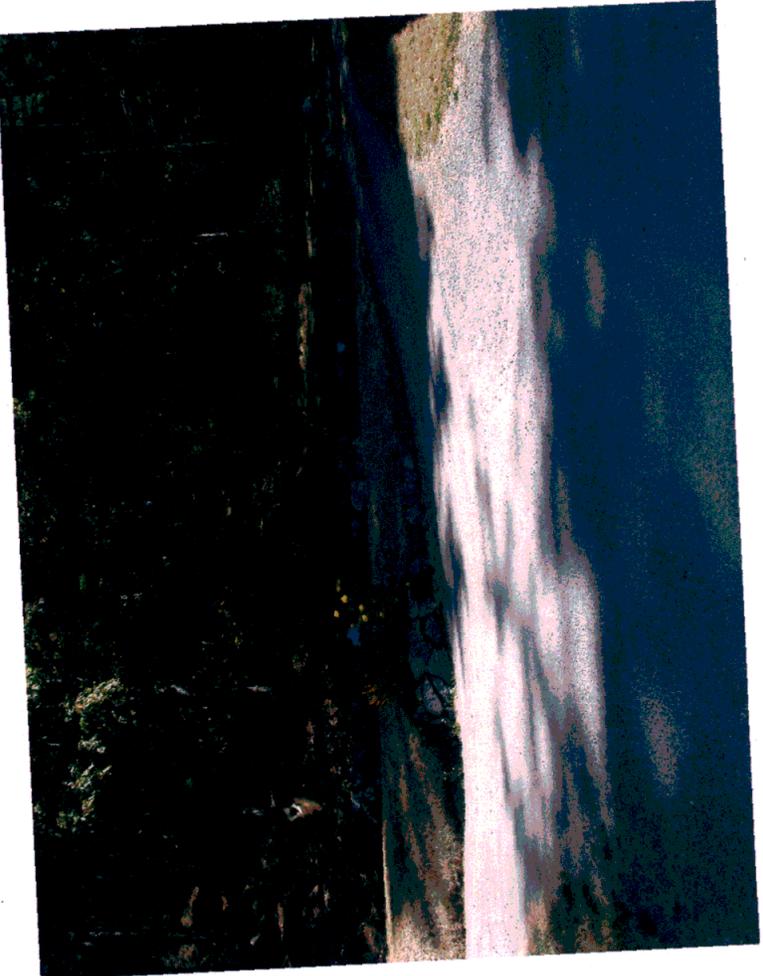
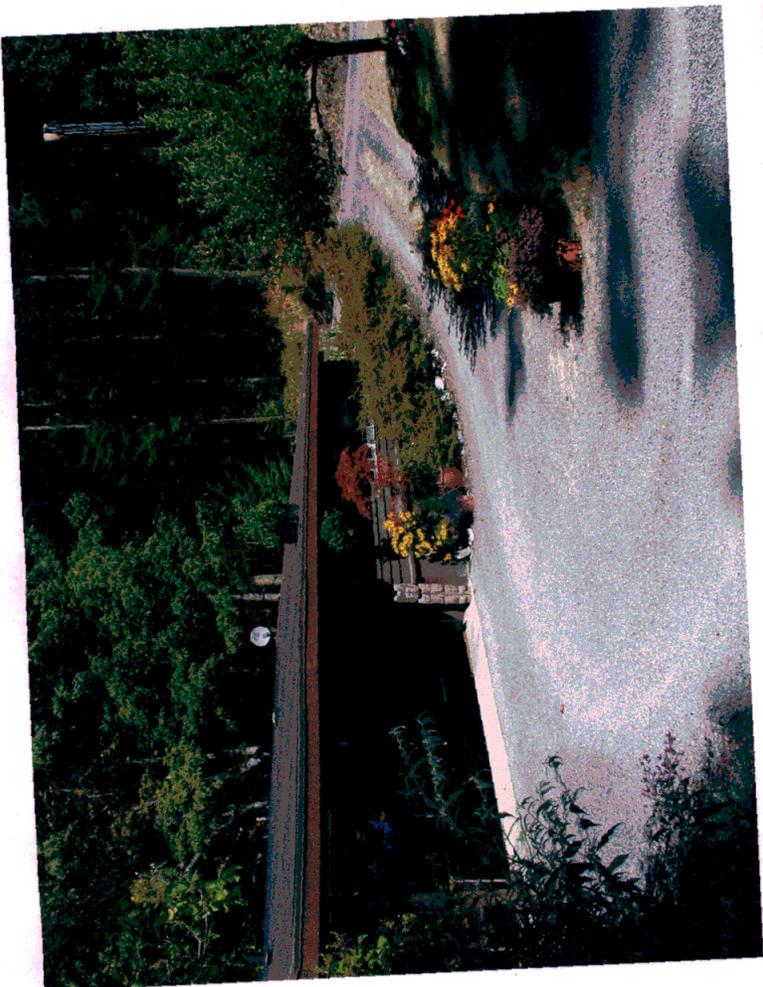
feet
meters



Exton, parcel # 261612001000
Attachment 1

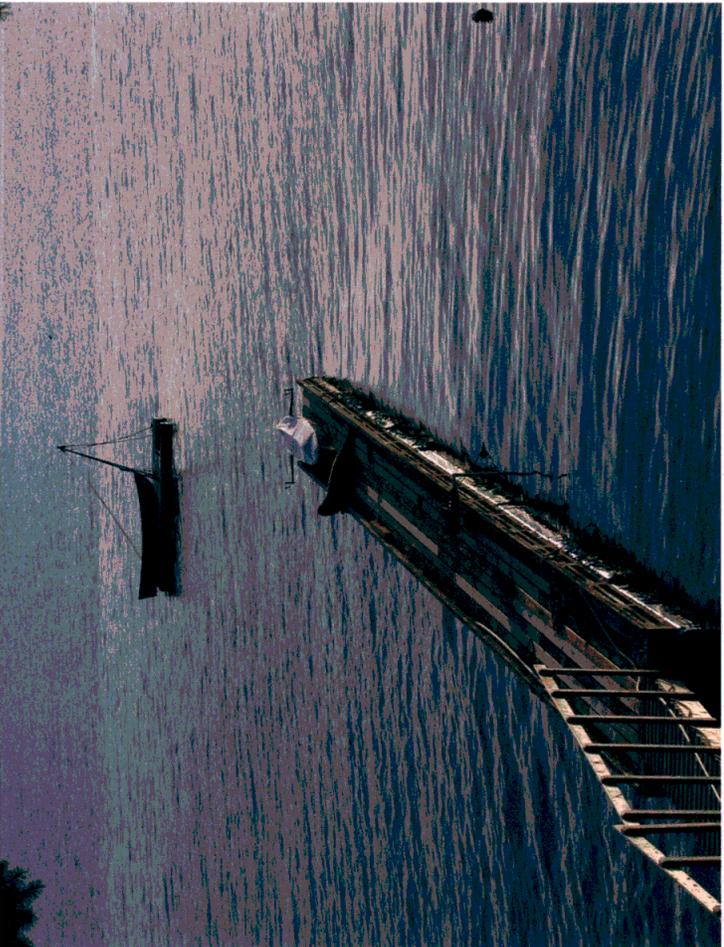
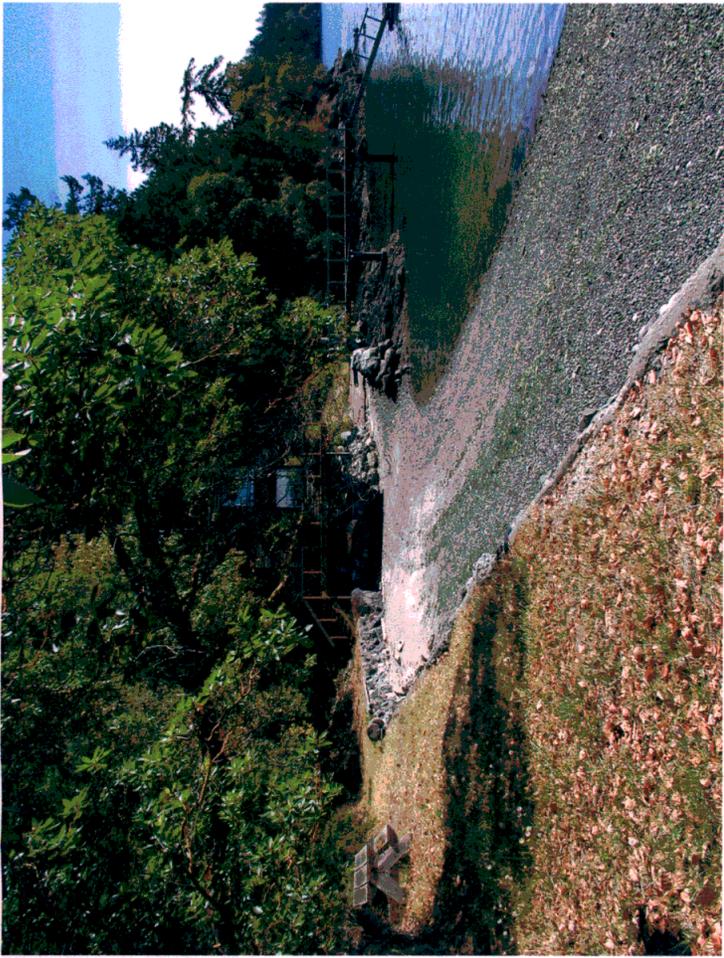


Exton, parcel # 261612001000
Attachment 2



Exton parcel # 261612001000

Attachment 3, page 1/4

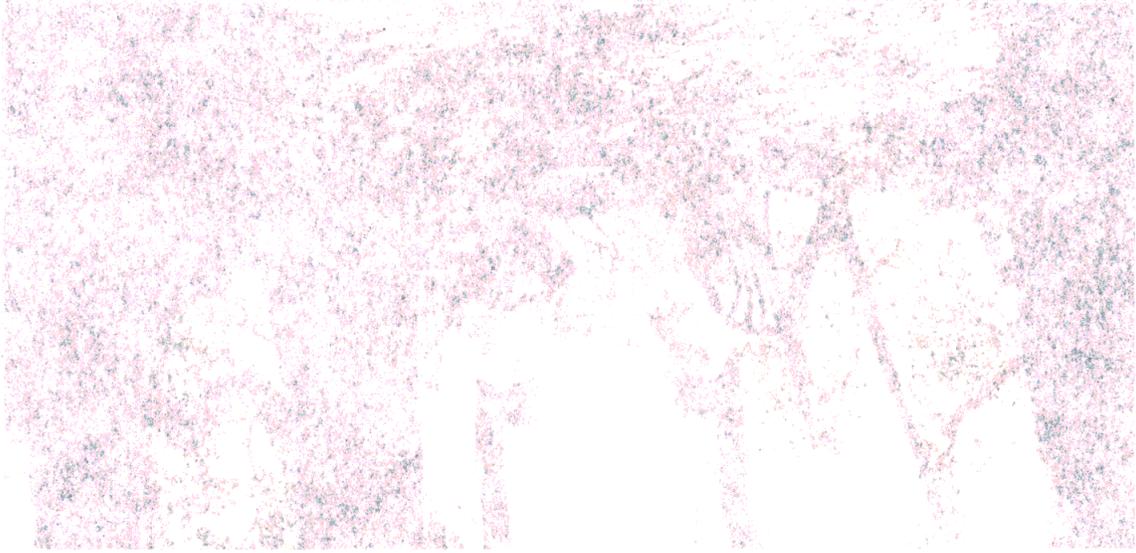


Exton, parcel # 261612001000
Attachment 3, page 2/4



Extn, parcel # 261612 001000
Attachment 3, page 3/4





Exten, parcel # 261612 001000
Attachment 3, page 4/4

