Notice and Order to Abate

Planning & Development Services · 1800 Continental Place · Mount Vernon WA 98273
360-416-1320 · www.skagitcounty.net/planning

Case Number CODE2024-0018

Part 1 Property Owner Information

Property Owner: Chris & Heidi Andersen

Mailing Address: 5592 Devils Head Circle

City: Golden, CO Zip: 80403 Phone:

Part 2 Site Information

Address of Violation: 17810 Colony Rd Bow, WA 98232 ☐ Same as Mailing Address

Parcel Number(s): P48233

Legal Description:

Part 3 Findings of Fact

The Administrative Official has issued the following findings of fact relating to code violations on your property:

1. On 3/5/2026, Skagit County sent an Administrative Order to Abate (hereinafter "Notice") via certified mail outlining violations of the Skagit County Code. See Attachment A.
2. This Notice was not appealed and is now a final order.
3. The Notice ordered that corrective actions be taken to cure the violations by 4/15/2026.
4. The Notice warned of civil penalties up to $1,000.00 per violation, for each day that any violation continues past the compliance deadline.
5. A site inspection conducted by T Wenzl on 6/25/2026, revealed that the violations persist and corrective actions have not been taken or completed.
6. Skagit County Code 14.09.030(2) subjects any person who violates SCC Titles 14 or 15, or any order issued pursuant to SCC Titles 14 or 15, to a civil penalty of up to $1,000.00 per day for each continuous violation. Such penalties shall be assessed until the violation is corrected.
7. 84 days have passed since the compliance deadline.

Part 4 Conclusions of Law

The Administrative Official has found you in violation of the following provisions of Skagit County Code:

☒ You remain in violation of Skagit County Code 14.09 for failure to correct the violation specified in the Order to Abate.

☒ You remain in violation of Skagit County Code 14.09 and fines in the amount of $100.00 per day, per violation, will commence starting on 8/7/2026.

Part 5 Corrective Action Ordered

You are hereby ordered to take the following action to abate the above violations:

1. This Supplemental Notice and Order to Abate assesses civil penalties in the amount of $-- /day for each violation accrued between -- and --, plus a $303.50 County recording fee for the Certificate of Non-Compliance. **Remit payment to Skagit County in the amount of $303.50 by 8/7/2026.**

Part 6 Penalty

Skagit County assesses a civil penalty of $100.00 for each day that any violation noted above continues past the compliance date(s) noted in Part 5 Corrective Action Ordered. Skagit County assesses penalties if the violation continues past the deadline(s) noted above even if the violation is eventually corrected, and refers penalties to a collection agency when necessary.

Part 7 Disclosures

If the required corrective work is not commenced or completed within the time allotted, the Administrative Official may cause the work to be done. Any county costs incurred to abate the violation(s) may be charged as a public nuisance lien, and/or a special assessment against the property (SCC 14.09.340(4)). A public nuisance lien may violate the terms of your real estate loan and Deed of Trust or Mortgage. It may cause your lender to start foreclosure proceedings against your property. If you have any questions about that, please contact your lender. A failure to comply with this order may result in referral to the Prosecuting Attorney for further enforcement action including commencing a court action for criminal and civil penalties.

Appeal to the Skagit County Hearing Examiner: This order becomes final unless you file an **'Appeal of Code Compliance Administrative Order'** to the Skagit County Hearing Examiner, with the required fees, within 14 days of service. Appeal applications are available on the Skagit County website through the Civic Access Portal. (www.SkagitCounty.net/portal) Appeals are processed as appeals of Level I decisions under Skagit County Code 14.09.290. Failure to appeal may constitute waiver of all rights to appeal the order.

Any appeal of this supplemental order is limited to the issue of civil penalties, not the underlying violations established in the unappealed final order.

If you have any questions regarding this order, please contact me at (360) 416-1340.

Issued By Tom Wenzl Date 7/7/2026

Tom Wenzl, Code Compliance Officer