



MASON COUNTY COMMUNITY DEVELOPMENT

Permit Assistance Center, Building, Planning

Community Development
(Permit Assistance Center/ Building/ Planning)
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Notice of Decision Upon Reconsideration for Shoreline Substantial Development Permit SHR2023-00003

Notice is hereby given that **Taylor Shellfish**, who is the applicant for the above referenced permits, has been granted **approval with conditions** for a Shoreline Substantial Development to grow Pacific oysters and install a floating oyster bag system in Oakland Bay, on Mason County parcels 32010-13-70590, 32015-22-22222, and 32016-22-22222. The application is **approved** subject to all of the conditions listed by the Hearing Examiner within the Findings of Fact, Conclusions of Law and Final Decision, dated 10/09/2023, and within the Decision Upon Reconsideration, dated 11/21/2023.

The applicant's Motion for Reconsideration is granted in part. The conditions of approval of the 10/09/2023 Final Decision are replaced with the conditions at the end of the 11/21/2023 Decision Upon Reconsideration. The Findings of Fact and Conclusions of Law of the Final Decision are left unchanged except that they are overridden to the extent inconsistent with the Decision Upon Reconsideration.

A SEPA Determination of Non-Significance was issued on 04/19/2023. The formal 14-day comment period though SEPA ended on 05/04/2023 and included seven comments from members of the public and the Washington State Department of Ecology. The SEPA record number for the project is 202301819. Mason County's file number for the projects is SEP2023-00007.

This Shoreline Substantial Development Permit decision is final and subject to appeal to the Washington State Shoreline Hearings Board, as governed by Chapter 90.58 RCW, within 21 days from date of filing (the date of this notice, 11/27/2023). Appeal deadlines are short, and procedures strictly construed. Anyone wishing to file an appeal of this decision should consult with an attorney to ensure that all procedural requirements are satisfied. Please call the Shoreline Hearings Board help line at (360) 664-9160 with any questions about the appeal process for Shoreline Substantial Development Permits.

Time Limit for Action. Per the Mason County Code 17.50 - Shoreline Master Program - No permit authorizing construction shall extend for a term of more than five years (11/27/2028). If actual construction of a development for which a permit has been granted has not begun within two years after the approval (11/27/2025), the Hearing Examiner shall review the permit and upon a showing of good cause, may extend the initial two-year period by permit for one year (11/27/2026). Otherwise, the permit terminates; PROVIDED that no permit shall be extended unless the applicant has requested such review and extension before the Hearing Examiner PRIOR to the expiration date.

Please contact Luke Viscusi of the Mason County Department of Community Development at (360) 427-9670, ext. 282 or LViscusi@masoncountywa.gov, with any questions on this issue or to request any documents related to the Hearing Examiner's decision or the application.

11/27/2023