

CITY OF LYNDEN  
PLANNING COMMISSION RESOLUTION #21-06

**A resolution of recommendation for the approval of  
Conditional Use Permit 21-03, Steven and Denise Loeffler**

WHEREAS, Steven and Denise Loeffler, hereinafter called the "Proponent," submitted a complete application to the City of Lynden, hereinafter called "the City," for a conditional use permit to allow short term Air BNB rentals at their home located within the RS-100 zone.

WHEREAS, the City of Lynden does not have regulations regarding "Short Term Rentals", however, it has been determined by the Planning Director and the Community Development Committee that until regulations are developed, this type of use is best regulated under LMC Chapter 19.49 - Conditional Use Permits and Bed and Breakfast Establishments.

WHEREAS, the application was determined to be complete on July 19, 2021, and the notice of application was published in the Lynden Tribune on August 11, 2021; and

WHEREAS, the Proponent has provided the City with receipts for the certified mailing of all required notices to all property owners within three hundred feet of the subject property together with the affidavits of posting said notices; and

WHEREAS, the Lynden Planning Commission held a public hearing on September 9, 2021, at the City of Lynden, City Hall Annex, 205 4<sup>th</sup> Street, Lynden, Washington, to accept public testimony on the proposed conditional use permit request, and that meeting was duly recorded;

WHEREAS, the City's Technical Review Committee has reviewed the request for the conditional use permit and has provided comments and recommendations to the Planning Commission in a report dated August 17, 2021,

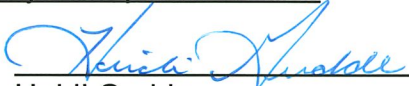
WHEREAS, the Lynden Planning Commission has reviewed the conditional use permit request and has found that the application meets the criteria for granting a conditional use permit under Chapter 19.49.020 and 19.49.030 of the Lynden Municipal Code.

NOW THEREFORE, BE IT RESOLVED by the Lynden Planning Commission to recommend approval by a vote of 4-0, to the Lynden City Council, of Conditional Use Permit #21-03, Steven and Denise Loeffler, subject to conditions of the Technical Review Committee Report dated August 17, 2021.

PASSED by the Planning Commission of the City of Lynden, Whatcom County, by a vote of 4-0, at their regular meeting held on the 9<sup>th</sup> day of September 2021.

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Tim Faber, Chair  
Lynden Planning Commission



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Heidi Gudde  
Planning Director