



ISLAND COUNTY PLANNING & COMMUNITY DEVELOPMENT

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Island County Campground Benchmark Study

South Whidbey State Park

Acres: 29 (parcel with campsites on it)
Sites: 46 (when operational still)
Sites per Acre: 1.58

Rhododendron Campground

Acres: 40 (parcel with campsites on it)
Sites: 15
Sites per Acre: 0.38

Fort Casey State Park

Acres: 29 (parcel with campsites on it)
Sites: 35
Sites per Acre: 1.21

Fort Ebey State Park

Acres: 151 (parcel with campsites on it)
Sites: 50
Sites per Acre: 0.33

North Whidbey RV Park

Acres: 8
Sites: 100
Sites per Acre: 12.5

Deception Pass State Park

Quarry Pond
Acres: 23
Sites: 56
Sites per Acre: 2.3

Cranberry Lake

Acres: 118 (not including acreage of the lake)
Sites: 230
Sites per Acre: 1.95

Camano Island State Park

Acres: 76 (parcel with campsites on it)
Sites: 100
Sites per Acre: 1.32

Cama Beach State Park

Acres: 69 acres
Sites: 26 cabins
Sites per Acre: 0.38

Proposed South Whidbey Island Campground

Acres: 30 acres
Sites: 20
Sites per Acre: 2.33

Current Campground Standards

Camping means erecting a tent or shelter or arranging bedding or other for the purpose of, or in such a way as will permit remaining overnight, or parking a trailer, camper, or other vehicle for the purpose of remaining overnight.

Permitted in the Rural, and Rural Forest zones with a minimum parcel size of 5 acres and maximum parcel size of 10 acres. The maximum density of spaces cannot exceed 3 sites per acre. No RV shall remain in an RV park for a period of more than 4 months.

Staff Recommendation

Increase the density of campsites to 5 sites per acre, not to exceed 150 sites total, subject to the Critical Areas Ordinance Chapter 17.02B of Island County Code. Remove maximum parcel size of 10 acres, but keep the 5 acre minimum. Increase the allowed length of stay to 180 days (~ 6 months).

Note: The Planning Commission suggested providing the greater (180 day) length of stay to RV parks that provide water and sewer hookups only, and to be more limiting when it comes to “dry camp spaces.”