

After recording return document to:
SKAGIT COUNTY
PLANNING AND PERMIT CENTER
200 West Washington Street
Mount Vernon, WA 98273



200403180089

Skagit County Auditor

3/18/2004 Page

1 of

13 3:10PM

AMENDED CLAIM OF PUBLIC NUISANCE LIEN

NOTICE IS HEREBY GIVEN that Skagit County hereby amends its public nuisance lien for civil penalties under RCW 36.32.120(10) and Skagit County Code Chapter 14.44, with a priority lien position under Skagit County Code Chapter 14.44.160(4), which was recorded on February 3, 2004, as document #200402030007, against the following described premises situated in Skagit County, Washington, to wit:

Lot 2, of Short Plat 66-78, approved September 8, 1978, recorded September 8, 1978, under Auditor's File No. 887049, in Book 3 of Short Plats, Page 12, records of Skagit County, Washington, being a portion of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 25, Township 36 North, Range 4 East, W.M.

PROPERTY ADDRESS: 4831 Blank Road, Sedro Woolley, WA
TAX ID # 360425-0-015-0008 PARCEL NO. P49907

The owner/reputed owner of which is Richard W. Matson, Colleen J. Matson, 2629 Moore Street, Bellingham, WA 98226.

The alleged Skagit County Code violation(s) committed by the above party were as follows:

Skagit County Code 14.16.320(4)(nn) – Storage of Unlicensed/Inoperable Vehicles including a travel trailer on land zoned Rural Reserve without a Hearing Examiner's Special Use Permit

Said amended lien is claimed as security for performance of that certain settlement agreement dated February 26, 2004, in the reduced sums described in said settlement agreement, a copy of which is attached and incorporated by reference.

I hereby declare under penalty of perjury under the laws of the State of Washington that I believe that the amount of the lien and the violations alleged are just, true and correct.

Dated: March 17, 2004

SKAGIT COUNTY
PLANNING AND PERMIT CENTER

BY

Carolyn Spies

Carolyn Spies
Code Enforcement Officer

STATE OF WASHINGTON

)

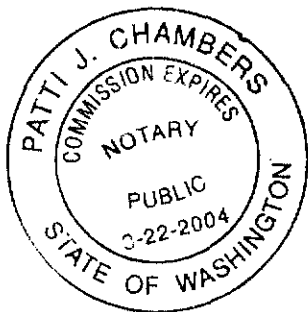
) ss.

COUNTY OF SKAGIT

)

I certify that I know of have satisfactory evidence that Carolyn Spies is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: March 17, 2004.



Patti J. Chambers

(Signature)

Patti J. Chambers

Print Name

My appointment expires: 3/22/04



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Skagit County Auditor

SETTLEMENT AGREEMENT

Richard W. and Colleen J. Matson ("Violator"), and Skagit County, a municipal corporation ("the County"), hereby agree as follows:

On July 30, 2003, the Skagit County Planning and Permit Center issued and served on Violator a Notice And Order To Abate Public Nuisance, a true and correct copy of which is attached hereto as Attachment A and incorporated by reference herein; and

Violator did not correct or abate said public nuisance to the reasonable satisfaction of the County; and

On February 2, 2004, the County recorded a Public Nuisance Lien against said real property, a copy of which is attached hereto as Attachment B and incorporated by reference herein; and

Violator and the County desire to settle this dispute on the following terms and conditions:

The County agrees to reduce said civil penalties to the total sum of \$1,000.00 provided Violator fully performs Violator's obligations under this Settlement Agreement.

Upon the full performance of Violator's obligations under this Settlement Agreement, the County also agrees to release said special assessment lien.

In consideration for this reduction in the amount of civil penalties, Violator agrees to pay the remaining balance of \$1,000.00 in payments at the rate of \$50.00 per month

AGREEMENT - 1

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on the 15th day of each month, beginning March 15, 2004, until the remaining balance is paid in full. Said payments shall be paid to "Skagit County Planning and Permit Center," and mailed or delivered to 200 W. Washington Street, Mount Vernon, WA 98273. The Planning and Permit Center also accepts credit card payments, but Violator is required to come to the Planning and Permit Center in person to pay payments by credit card. If at any time Violator wishes to pay the remaining balance and have the lien released early, the County will give Violator a 10% discount on the remaining balance.

Violator also agrees to correct or abate to the reasonable satisfaction of the County by April 30, 2004 the following public nuisance:

SCC14.16.320(4)(nn) Storage of unlicensed/inoperable vehicles including a travel trailer on land zoned Rural Reserve without a Hearing Examiner's Special use Permit.

Violator also agrees that if the above-listed public nuisance is not corrected or abated to the satisfaction of the County by said deadline or any of the above-listed payments is over 30 days late, the above-listed total settlement amount shall be doubled, and thereafter Violator shall be given credit for payments actually made under this Settlement Agreement, the new increased balance of said civil penalties shall all be due and payable immediately, and shall bear interest at the rate of 12% per annum from the date the late/missed payment was due, and the County may exercise all remedies available to it to collect the new increased balance of said civil penalties, foreclose on said

AGREEMENT - 2

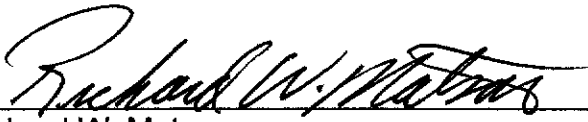


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Skagit County Auditor


special assessment lien, obtain a court order for the foreclosure sale of said real property and an attachment of wages, if any, of Violator.

Dated: February 26, 2004 .


Richard W. Matson


Colleen J. Matson

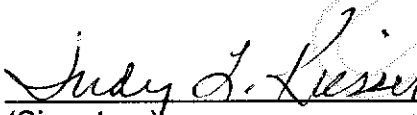
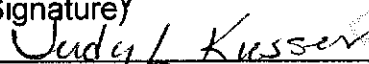
SKAGIT COUNTY

BY 
Code Enforcement Officer
Planning & Permit Center

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that Richard W. Matson is the person who appeared before me, and said person acknowledged that he/she signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: February 26, 2004.


(Signature)

Print Name
My appointment expires: 11/3/05

AGREEMENT - 3

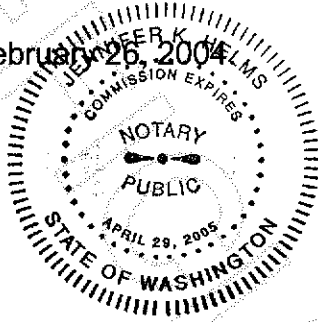



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Skagit County Auditor

STATE OF WASHINGTON)
)
) *Whatcom*) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that Colleen J. Matson is the person who appeared before me, and said person acknowledged that he/she signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: February 26, 2004.




 (Signature)
 Jennifer Helms
 Print Name
 My appointment expires: 4-29-08

AGREEMENT - 4



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UNOFFICIAL DOCUMENT

Attachment A



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Skagit County Auditor



PLANNING AND PERMIT CENTER

DAVID W. BLANE, AICP, DIRECTOR

GARY R. CHRISTENSEN, AICP
Assistant Director
Community Planning

KENDRA SMITH, ASLA, AICP
Assistant Director
Community Development

BILL DOWE, CBO
Building Official
Permit Center

CERTIFIED MAIL

July 30, 2003

NOTICE AND ORDER TO ABATE

Richard W Matson
Colleen J Matson
2629 Moore Street
Bellingham WA 98226

CASE NUMBER: CE03-0132

SUBJECT: Property located at 4831 Blank Road Sedro Woolley WA

DESCRIPTION: Assessor's Account Number: 360425-0-015-0008 Parcel 49907

Pursuant to Title's 14 and 15 of the Skagit County Code (SCC), Code Compliance Officer Carolyn Spies conducted a site visit on June 12, 2003. The site visit was in response to a Request for Investigation received at the Planning and Permit Center. The site visit noted violations of Skagit County Code, the storage of a number of unlicensed/inoperable vehicles, travel trailers and a large accumulation of solid waste. A Notice of Violation was mailed certified on June 19, 2003 and signed for received on June 20, 2003.

The violation(s) noted are as follows:

1. SCC14.16.320(4)(nn) Storage of unlicensed/inoperable vehicles including a travel trailer on land zoned Rural Reserve without a Hearing Examiners Special Use Permit. (see attached)
2. SCC12.16.180 A large accumulation of solid waste (including junk and trash) has been established and is a harborage for vectors.

The action(s) necessary to correct the violation(s) noted above are:

1. Remove all unlicensed/inoperable vehicles including the travel trailer by August 15, 2003.

-OR-



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Notice and Order to Abate
Richard W Matson Colleen J Matson
CE03-0132 July 31, 2003
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2. Apply for and submit a complete Hearing Examiners Special Use Permit application along with fees to maintain the storage of unlicensed/inoperable vehicles on the property (if applicable). A pre-application meeting will be required prior to submittal of the Hearing Examiners Special Use Permit, apply for pre-application meeting by August 11, 2003. A completed Hearing Examiners Special Use Permit along with fees to be submitted by August 22, 2003.

3. Commence clean up of all solid waste including junk and trash immediately to be completed by August 15, 2003.

If you fail to comply with this notice in abating all violations as required, within the time allotted, the Director may take the necessary action to cause the corrections to be made. All costs incurred from such actions will be assessed against you and the property and filed as a lien against the property. This matter may also be referred to the Prosecuting Attorney's office for further enforcement action.

NOTE: Skagit County Code, SCC 14.44.030(2), authorizes a civil penalty in the amount of one hundred dollars (\$100.00) per day be charged for each day that such violation continues after there required compliance date. Civil penalties assessed are collected as a special assessment lien and are subordinate to all other liens.

Appeals of this notice and order must be in writing and must be received within fifteen (15) calendar days of receipt of the notice and order. Appeals will be in accordance with SCC 14.06.

If you have any questions regarding this notice, please contact the undersigned at (360) 336-9410.

Sincerely,



Carolyn Spies
Code Compliance Officer



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Skagit County Auditor

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SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Richard W Matson
Colleen J Matson
2629 Moore Street
Bellingham WA 98226

2. Article Number

(Transfer from service label)

7001 2510 0005 5182 1790

PS Form 3811, August 2001

Domestic Return Receipt

102595-02-M-0835

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *Chris Matson* ☐ Agent ☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

Jul 8-2-03

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type

- ☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

**U.S. Postal Service
CERTIFIED MAIL RECEIPT**

(Domestic Mail Only; No Insurance Coverage Provided)

Postage \$

Certified Fee

Return Receipt Fee
(Endorsement Required)

Restricted Delivery Fee
(Endorsement Required)

Total Postage & Fees

Sent To

Street, Apt. No.,
or PO Box No.
City, State, ZIP+4

Richard W Matson
Colleen J Matson
2629 Moore Street
Bellingham WA 98226

Postmark
Here

PS Form 3800, January 2001

See Reverse for Instructions



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Skagit County Auditor


Attachment B



200403180089

Skagit County Auditor

After recording return document to:
SKAGIT COUNTY
PLANNING AND PERMIT CENTER
200 West Washington Street
Mount Vernon, WA 98273


200402030007
Skagit County Auditor
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CLAIM OF PUBLIC NUISANCE LIEN

NOTICE IS HEREBY GIVEN that Skagit County has and claims a public nuisance lien for civil penalties, with a priority lien position under Skagit County Code Chapter 14.44.160(4), against the following described premises situated in Skagit County, Washington, to wit:

Lot 2, of Short Plat 66-78, approved September 8, 1978, recorded September 8, 1978, under Auditor's File No. 887049, in Book 3 of Short Plats, Page 12, records of Skagit County, Washington, being a portion of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 25, Township 36 North, Range 4 East, W.M.

PROPERTY ADDRESS: 4831 Blank Road, Sedro Woolley, WA
TAX ID # 360425-0-015-0008 PARCEL NO. P49907

The public nuisance is briefly described as follows:

Skagit County Code 14.16.320(4)(nn) -- Storage of Unlicensed/Inoperable Vehicles including a travel trailer on land zoned Rural Reserve without a Hearing Examiner's Special use Permit

The owner/reputed owner of which is Richard W. Matson, Colleen J. Matson, 2629 Moore Street, Bellingham, WA 98226.


- Said lien is claimed as security for the abatement of a public nuisance and civil penalties of \$100.00 per day, pursuant to County Code 14.44.030(2), for the dates of December 10, 2003, through January 28, 2004, for the sum of \$4,800.00 as of the date of this lien, plus any future civil penalties, interest and costs which may accrue against said premises.

I hereby declare under penalty of perjury under the laws of the State of Washington that I believe that the amount of the lien and the violations alleged are just, true and correct.

Dated: February 2, 2004.

SKAGIT COUNTY
PLANNING AND PERMIT CENTER

BY 
Carolyn Spies
Code Enforcement Officer


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Skagit County Auditor
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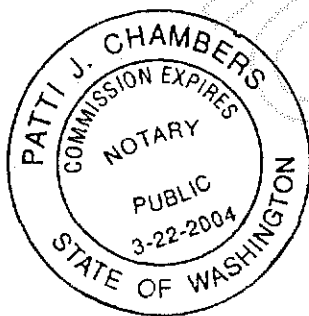
STATE OF WASHINGTON)

) ss

COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that Carolyn Spies is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: February 2, 2004



Patti J. Chambers

Notary Public

Residing in Mount Vernon

My commission expires: 3/22/04

Patti J. Chambers

(Printed Name)



200402030007
Skagit County Auditor

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Skagit County Auditor

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