

Return Name & Address:



200512060058

Skagit County Auditor

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2 10:07AM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

File Number: PL04-0823

Applicant Name: Richard Smith

Property Owner Name: same

Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s):

P#(s): 17525 & 17519; 330430-1-003-0006, 330430-0-030-0005; Ptn of SE 1/4 of the NE 1/4 of Sec 30 & Ptn of SW 1/4 of the NW 1/4 of Sec 29, all in Twp. 33, Rge 4.

Lot Size: approximately 25 acres

1. CONVEYANCE

- IS**, a Lot of Record as defined in Skagit County Code (SCC) 14.04.020 or owned by an innocent purchaser who has met the requirements described in SCC 14.18.000(9) and RCW 58.17.210 and therefore IS eligible for conveyance.
- IS NOT**, a Lot of Record as defined in SCC 14.04.020 or owned by an innocent purchaser who has met the requirements described in SCC 14.18.000(9) and RCW 58.17.210 and therefore IS NOT eligible for conveyance or development.

2. DEVELOPMENT

IS, the minimum lot size required for the _____ zoning district in which the lot is located and therefore IS eligible to be considered for development permits. This Lot Certification the result of Boundary Line Adjustment PL05-0812.

IS NOT, the minimum lot size required for the _____ zoning districts in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(viii)(B) and therefore IS eligible to be considered for development permits.

- IS NOT**, the minimum lot size required for the Agricultural-Natural Resource Land district in which the lot is located, does not meet an exemption listed in SCC 14.16.850(4)(c) and therefore IS NOT eligible to be considered for certain development permits.

Authorized Signature:

Arad Roeder
See attached map for Lot of Record boundaries.

Date: 12/5/2005



SKAGIT COUNTY FIGHT-OF-WAY
 FOR PIONEER ROAD No. 239
 (AS ORDERED BY JUDICIAL SALE
 DATED MAY 15TH 1897)
 (ALSO DESCRIBED IN AF #9837)

ABANDONED ENGLISH LUMBER COMPANY 50
 RAILROAD BRIDGE (BRIDGES EXISTING
 TRAVELED ROADWAY)

FORMER ENGLISH LUMBER CO. R.R.
 SEE SEG 30
 FOR LEGAL DESC.



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