

Return Name & Address:



200703290125
Skagit County Auditor

3/29/2007 Page

1 of

2 1:58PM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

File Number: PL_07-0059

Applicant Name: Michael Shapiro

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): 71205; 4071-059-000-0002; within a Ptn of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Sec. 31, Twp 35, Rge 3. As reconfigured by BLA PL07-0060, AF 200703190227, to include all but one (1) acre of P35104.

Lot Size: approximately 24 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 Rural Village Residential zoning district in which the lot is located and therefore IS eligible to be considered for development permits.
- IS NOT**, the minimum lot size required for the _____ zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(i) and therefore IS eligible to be considered for development permits. (Short Plat # 91-044, AF 9111040047)
- ☐ **IS NOT**, the minimum lot size required for the _____ zoning 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: Grant Roeder

Date: 3/21/2007

See attached map for Lot of Record boundaries.

