

Return Name & Address:



200712190054

Skagit County Auditor

12/19/2007 Page

1 of

2 1:16PM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

PLAT LOT OF RECORD CERTIFICATION

File Number: PL07-0214

Applicant Name: Tjeerdsma & Ploeg Co.

Property Owner Name: same

The Department hereby finds that a Ptn of the West ½ of Tract 13, of Burlington Acreage Property; recorded in Volume 1, Pg 49, December 31, 1890.

Parcel Number: P62351; 3867-000-013-0506; within a Ptn of the SW ¼ of the NE ¼ of Sec. 33, Twp 35, Rge 4. Approximately .75 acres

1. CONVEYANCE

☒ **IS a** Lot of Record as defined in Skagit County Code (SCC) 14.04.020 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.

☒ **IS NOT**, the minimum lot size required for the Urban Reserve Commercial or Urban Reserve Residential, Urban Growth Area to Burlington zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(vii)(A) and therefore **IS** eligible to be considered for development permits.

IS NOT the minimum lot size required for the Rural Village Residential 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 development permits.

Authorized Signature: Arac Roden

Date: 12/17/2007

See Attached Map

