



200802150074

Skagit County Auditor

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Return Name & Address:

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

File Number: PL_07-0376

Applicant Name: Mark Knutzen

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): 20936, 20937, 20953, 20955, 21029; 340301-0-016-0008, 340301-0-016-0107, 340301-2-002-0000, 340301-2-005-0007, 340302-1-003-0000; within a Ptn of the West 1/2 of Sec. 1, and within the East 1/2 of Sec. 2, lying Easterly of Avon Allen Road all within Twp 34, Rge 3. All as one parcel.

Lot Size: approximately 114 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 Agricultural-Natural Resource Land 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) 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, 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: [Handwritten Signature]

Date: 2/11/2008

See attached map for Lot of Record boundaries.

