



200810080079

Skagit County Auditor

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1 2:38PM

Return Name & Address:

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

PLAT LOT OF RECORD CERTIFICATION

File Number: PL05-0906

Applicant Name E.C. Deming Trust:

Property Owner Name: E.C. Deming Trust

The Department hereby finds that Lots 1-5 of Plat of Island View Court (PL05-0906) recorded on October 8, 2008 under AF# 200810080079

Parcel Numbers: P116961, P48674

Ptn of the NE 1/4, NW 1/4, and SW 1/4 of Section 35, Twn 36N., Rge 3 E. W.M.

1. CONVEYANCE

ARE Lots of Record as defined in Skagit County Code (SCC) 14.04.020 and therefore **ARE** eligible for conveyance.

2. DEVELOPMENT

IS/ARE, the minimum lot size required for the _____ zoning district in which the lot(s) is/are located and therefore **IS/ARE** eligible to be considered for development permits.

ARE NOT, the minimum lot size required for the Rural Reserve zoning district in which the lots are located, but does meet an exemption listed in SCC 14.16.850(4)(c)(i) and therefore **ARE** eligible to be considered for development permits.
Lot 5 is open space only and not eligible for residential development under current regulations.

Authorized Signature: Mary Deunt

Date: 10/8/08