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Document Title: Forest Management Plan

Reference Number :

Grantor(s):

☐ additional grantor names on page ____

1. Benson Family Trust

2.

Grantee(s):

☐ additional grantee names on page ____

1. Public

2.

Abbreviated legal description:

☐ full legal on page(s) ____

Portions of Section 9 & 10, Township 33 North,
Range 4 East of the Willamette Meridian, Skagit County.

Assessor Parcel / Tax ID Number:

☐ additional tax parcel number(s) on page ____

P16602, P16579, P16580, P16581, P16590
P16591, P16593, P16594, P16595

FOREST MANAGEMENT PLAN

For

SKAGIT COUNTY PARCEL & TAX ACCOUNT NUMBERS

**For Continuance As Classified Forest Land Classification
[RCW 84.33]**

**For Transfer from Open Space Farm & Ag TO Classified Forest Land
For the Application TO Classified Forest**

See Pages 2 & 3 for complete list

Portions of Sections 9 & 10
Township 33 North,
Range 4 East of the Willamette Meridian
Skagit County
Consisting of
460.4 Acres of Forest Land

Accessed Via County Roads; East Stackpole & East Johnson, thence private road

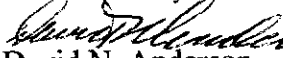
CURRENT OWNERS

**Benson Family Trust
David A Welts
Victor Benson
Donald & Erin Moe**

NEW OWNER

**Victor & Linda Benson
19357 Kanako Lane
Mount Vernon, WA 98273**

Prepared by


**David N. Anderson
Forestry Consultant
20105 Gina Marie Lane
Burlington, WA 98233-5207
360-757-0052
April 23, 2007**



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FOREST MANAGEMENT PLAN

Skagit County Parcel, Tax Account Numbers & Legal Descriptions Of Property

Parcels with new listing of owner, currently Classified Forest

P16593; 330409-2-009-0104; Pt. SE1/4 NW1/4, Sec 9 T33N, R4E; 39 Acres

Pt. P16579; 330409-1-002-0012; SW1/4 NE1/4 Sec 9, T33N, R4E; 40 Acres

P16581; 330409-1-002-0202; NW1/4 SE1/4 Sec 9 T33N R4E; 40 Acres

**P16580; 330409-1-002-0103; S1/2 SE1/4 NE1/4, S1/4 NE1/4 SW1/4, SE1/4
SW1/4, E1/2 SE1/4, SW1/4 SE1/4 Sec. 9, T33N, R4E; 190 Acres**

**P16602; 330410-1-001-0309; W1/2 SW1/4, S1/2 SW1/4 NW1/4 Sec 10, T33N,
R4E; 100 Acres**

Total current acres of Classified Forest – 409 Acres

Parcels to be transferred from OP F&A to Classified Forest

**Pt. P16590; Pt. 330409-2-007-0007; East 10 acres N1/2 SW1/4 NW1/4 Sec 9,
T33N, R4E; 10 Acres**

**Pt. P16591; Pt. 330409-2-008-0006; East 10 acres S1/2 SW1/4 NW1/4 Sec 9,
T33N, R4E; 10 Acres**

Total Acres to be transferred to Classified Forest – 20 Acres

Application to be Classified Forest by Parcel Numbers

**P16594; 330409-3-002-0000; E700 feet NW1/4 SW1/4 Sec 9, T33N, R4E; 21.25
Acres**



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P16596; 330409-3-004-0008; E700 feet N1/2 N1/2 SW1/4 SW1/4 Sec 9, T33N, R4E; 5.15 Acres

P16595; 330409-3-003-0009; S1/2 NE1/4 SW1/4 SW1/4 Sec 9, T33N, R4E; 5 Acres

Total Application acres to be Classified Forest – 31.4 Acres

Total Acres of Forest Land of 460.4 Acres is from Skagit County Assessor's data.

SARATOGA PASSAGE VIEW is a C.A.R.D. development located in the NW1/4 NE1/4 (P95857) (Donald & Erin Moe, current owners) & NE1/4 NW1/4 (Portion of P16579) (Victor L Benson, current owner) Section 9, Township 33 North, Range 4 East, containing 80 acres. This acreage was classified as Classified Forest in 1975 and is being withdrawn from the CF program.

All of the forest land property acquired for the development outside of the C.A.R.D development is being transferred to Victor & Linda Benson of 19357 Kanako Lane, Mount Vernon, WA 98273 and contains the 460.4 acres of forest land. A portion of the transfer is currently farm land classed as Open Space Farm & Ag and is not included within this Forest Management Plan.

**This Forest Management Plan is prepared for the following;
Continuance as Classified Forest [RCW 84.33] for the 409 acres that was classified as Classified Forest in 1975.**

And for the transfer of 20 acres that is currently classed as Open Space, Farm & Ag to the Classified Forest.

And for the application for 31.4 acres to be classed as Classified Forest.

These 460.4 acres of forest land have been managed as forestland.

The property is accessed Via County Roads; East Stackpole & East Johnson thence private forest roads.

The current zoning is as follows:

280 acres as Industrial Forest – Natural Resource Lands (IF-NRL). Industrial Forest – Natural Resource Lands parcels in a single ownership have to be 80 acres in size. One (1) Single Family Dwelling is allowed per eighty (80) acres, provided the residence is located within 200 feet of an existing county road.



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129 acres as Secondary Forest – Natural Resource Lands (SF-NRL). Secondary Forest – Natural Resource Lands parcels in a single ownership have to be 20 acres in size. One (1) Single Family Dwelling is allowed per twenty (20) acres.

51.4 acres as Rural Reserve (RRv). Rural Reserve lands in a single ownership have to be 10 acres. One (1) single family dwelling is allowed per ten (10) acres.

However, most of the allowed Homesite designations have been transferred to the Saratoga Passage View C.A.R.D. development.

The goal of the owner is to retain the integrity of the property by maintaining a stand of trees. This will provide for wildlife habitat, watershed management and recreational activities. **The object is to provide for a future return on the investment through good forest management.**

The forested area is made up of two (2) types, or stands, of timber as follows; Acreage of the timber types was determined after a field visit of the site and the use of a dot grid.

Type 1 is 409+/- acres of planted Douglas Fir seedlings and native Red Alder and Bigleaf Maple. This area was logged during the later 1980's and very early 1990's. The entire logged area was planted following the timber harvest with 2-0 Douglas Fir at a rate of 225 to 300 seedlings per acre. The Douglas Fir is size class 1 & 2 (D4H 2" to 8"). The Red Alder is size class 1 & 2 (D4H 2" to 8"). The Bigleaf Maple is size class 1 & 2 (D4H 2" to 8"). This stand is fully stocked.

Type 2 is 51.4 acres that is located near the bottom of the slope and is above the valley floor. This area currently is a naturally seed stand of native commercial species. This stand will range in age from 40 to 60 years. The stand is Red Alder, size class 2 (D4H 8" to 12"), Western Hemlock, size class 2 & 3 (D4H 8" to 16"), Western Red Cedar, size class 2 & 3 (D4H 8" to 16"), Douglas Fir, size class 3 (D4H 12" to 16") and scattered Black Cottonwood, size class 2 & 3 (D4H 10" to 20").

Both of these stands are fully stocked and meet WAC 222-34-010(2) requirements.

D4H is the diameter at 4 feet above stump height.

There are three (3) soil types on the property. Soil data is from the USDA SCS and Washington State DNR Soil Survey of Skagit County Area, Washington. Acreage for each soil type determined by use of the SCS soil map and the Skagit County Assessor's Land Segment data.

1. DYSTRIC XEROCHREPTS-ROCK COMPLEX, 65 to 90% slopes. The SCS soil number is 48. The DNR soil number is 1723. 60% of this soil type is Dystric Xerochrepts and is moderately deep to deep and is well drained. The 50 year site index is DF 105. This means that the average Douglas Fir will grow to a height of 105 feet in 50 years. This soil is unstable in a natural state and very unstable in a disturbed state. **There are 92.5+/- acres in this soil type.**



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2. CHUCKANUT GRAVELLY LOAM, 8 to 30% slopes. The SCS soil number is 27. The DNR soil number is 1084. This soil is deep and well drained. The 50 year site index is DF 127. This means that the average Douglas Fir will grow to a height of 127 feet in 50 years. This soil is stable in a natural state and in a disturbed state. **There are 20.5+/- acres in this soil type.**

3. CHUCKANUT GRAVELLY LOAM, 30 to 65% slopes. The SCS soil number is 28. The DNR soil number is 1085. This soil is deep and well drained. The 50 year site index is DF 127. This means that the average Douglas Fir will grow to a height of 127 feet in 50 years. This soil is stable in a natural state and unstable in a disturbed state. **There are 347.4+/- acres in this soil type.**

Forest Management Recommendations are as follows:

Type 1 contains 409+/- acres and is an immature stand of planted Douglas Fir with Red Alder and Bigleaf Maple. The Douglas Fir seedlings were planted during the early 1990's. The Red Alder is from natural seeding and the Bigleaf Maple is from stump sprouting.

It is recommended that one have an inventory timber cruise about year 2020. This inventory cruise should have a minimum of 82 plots, or cruise points, evenly distributed throughout the 409 acres. This survey should record all species growing including tree species, brush species, and other vegetation. This survey should record heights of the species and the diameter at 4 feet above stump height (D4H). This will enable one to begin the planning for the next harvest.

The future prices for forest products may allow early harvest to begin. It is recommended that after the recommended timber inventory cruise one can divide the 409 acre type into twenty 20+/- acre harvest units. If future prices for forest products are good, begin the harvest of the first two 20 acre units about year 2030.

It is recommended that all timber harvests be clear cuts using a cable logging system and not a ground based logging system. Plan to cut two of the units every 5 years. Being sure that the units are separated by uncut units, or by units that were harvest 5 to 10 years earlier.

Reforest following each harvest unit by planting a mixture of Douglas Fir 2-0 seedlings and Western Red Cedar 2-1 seedlings per acre during the first planting season following the harvest. Plant 300 seedlings per acre (12' X 12' spacing). One will need to monitor the planted seedlings to ensure that brush species do not over top and kill the planted seedlings.

Type 2 is a 51.4 acre stand of immature Red Alder, Douglas Fir and other native species. This stand is 40 to 60 years of age.

It is recommended that one begin harvesting a 10 acre unit every 5 years. Begin this harvest method of small timber harvests about year 2015. Harvest using a cable logging system and do clear cuts.

Reforest following the first planting season following harvest by planting a mixture of Douglas Fir 2-0 seedlings and Western Red Cedar 2-1 seedlings per acre. Plant 300 seedlings per acre (12' X 12' spacing) during the first planting season following harvest.



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One will need to monitor the planted seedlings to ensure that brush species do not over top and kill the planted seedlings.

The existing harvest roads need to be either maintained by keeping the ditches and culverts functioning or abandoned as per Current Forest Practices Rules & Regulations. One should begin the ditch line cleanout as soon as possible and complete the entire ditch line and culvert maintenance by year 2010. Consider keeping the roadside brush controlled by mechanically cutting. One will need to do roadside brush cutting about every 5 years.

The area needs to be protected from fire. This is accomplished by paying the State Forest Fire Protection assessment each year.

The Red Alder is beneficial to the planted Douglas Fir as the Red Alder adds nitrogen to soil. Red Alder that is scattered throughout the stand is beneficial providing it is not suppressing the conifer. Most forest soils in western Washington are nitrogen deficient. This addition of nitrogen increases the growth of the Douglas fir and the Red Alder also grows better when in a mixture with the Douglas Fir.

A 2-0 seedling is 2 years old and was grown for 2 years in the same nursery bed. A 2-1 seedling is 3 years old and was raised for 2 years in the original nursery bed and then transplanted in another nursery bed and grown for 1 more year.

The forest soils in Western Washington are normally nitrogen deficient. The naturally seeded Red Alder will add nitrogen to the soil which will benefit the Douglas Fir.

Economics indicate that one needs to harvest timber at about age 50 to 55 or compound interest on ones' investment will exceed any money received.

The ground cover growing in this area will provide good forage and browse for wildlife. The trees will provide cover for wildlife. This area is a westerly slope and will provide shelter during winter weather.

At some future date when the landowner chooses to do a timber harvest, it will be necessary to obtain an approved Forest Practice Application (FPA) as required by RCW 76.09 Forest Practices. This can be obtained from the Washington State Department of Natural Resources (DNR). The Northwest Region of the DNR is currently located on Highway 9 in Sedro-Woolley. The owner is allowed to harvest up to 5,000 board feet per year for his own use (not to be sold) without obtaining an approved FPA.

Harvest activity creates logging debris, or slash. One must be aware that creating logging debris, or slash, within 100 feet of the running surface of a public road, or within 500 feet of homes, and/or businesses, requires abatement or elimination. Refer to State Law RCW 76.04.650 and WAC 332-24-650.



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Any timber harvested within the State of Washington pays a Yield Tax at time of harvest. The Department of Revenue collects the Forest Excise Tax.

At the completion of a timber harvest it will be necessary to reforest the land as required by RCW 76.09 and WAC 222-34 Reforestation. It is recommended that the owner plant 300 Douglas fir 2-0 seedlings per acre during the first planting season following any timber harvest. The planting season is normally January through April. Tree seedlings are available from the Webster Nursery of the DNR that is located south of Olympia. The DNR at Sedro-Woolley will have current information regarding the purchase of tree seedlings.

The planted seedlings will require monitoring for brush encroachment during the first 5 years, or until the planted seedlings are growing above any competition such as Salmonberry and Red Alder. Brush species can be controlled either by hand slashing (or cutting) or by the use of approved chemicals. If one uses chemicals, obtain information from the DNR or the County Extension Service for correct usage and dosage. If one uses the hand slashing method, then it is recommended that this practice be done only during the months of July and August to prevent the sprouting of the cut stumps. The Red Alder should be cut, or slashed, to ensure that the planted Douglas Fir seedlings survive. **It is recommended that the Red Alder be cut, or slashed, only during the month of August.** Slashing or cutting Red Alder during the month of August will prevent the stump sprouting in most cases.

It is recommended that the owner consider hand fertilizing of any planted Douglas Fir seedlings after the first growing season. Consider applying about 1 teaspoon (or about 0.01+ pounds per tree) of Urea fertilizer scattered around the base (4 to 8 inches from the seedling stem) of each planted seedling. The forest soils in Western Washington are Nitrogen deficient. This type of fertilizer application will last for 5 or more years.

It is highly recommended that the owner obtain the services of a professional forestry consultant prior to any timber harvest and reforestation activity. The DNR office at Sedro-Woolley can supply the owner with a list of professional forestry consultants. The consultant can assist the owner in obtaining an approved Forest Practice Application, finding a timber harvester, and reforesting the harvested area.

It is also recommended that the owner have a professional forestry consultant do a detailed timber cruise and timber appraisal prior to any planned timber harvest.

The owner understands that one must have 20.0 or more acres of forestland for the property to be classed as Classified Forest (CF) as per RCW 84.33. If the owner of record withdraws any acreage from the CF program, then the owner of record will provide a written description of the acreage being withdrawn from the Classified Forest Timber Tax Program. If the acreage in timber drops under 20 acres, then the owner of record will transfer the balance of the acreage to the Open Space – Current Use (Timber land) tax program as per RCW 84.34.020(3). The



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owner of record will pay any back taxes and/or penalties for any acreage withdrawn from the Classified Forest Timber Tax Program.

It is the owner's responsibility to protect the area from fire. This property is assessed for the State Forest Fire Patrol. The owner's responsibility is accomplished by paying the State Forest Fire Patrol assessment each year.



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Soil Type Map

New Owner
Victor & Linda Benson

Section 8, 9, & 10
Township 33 North
Range 4 East, W.M.,
Skagit County

Scale 1"=1000'

SCS #48
DNR #1723
Dystic Xerochrepts-Rock Complex
65 to 90% Slopes
92.5+/- Acres
Site Index DF 105
Site III

Saratoga Passage View C.A.R.D.

Sandy Creek

SCS #28
DNR #1085
Chuckanut Gravelly Loam
30 to 65% Slopes
347.4+/- Acres
Site Index DF 127
Site II

Homesite

Not Owned

Not Owned

Non-Forestlands

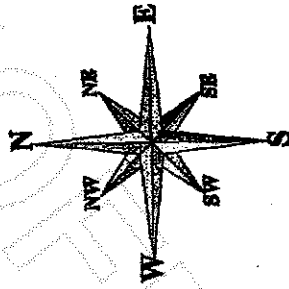
SCS #48
DNR #1723

SCS #48
DNR #1723

SCS #27
DNR #1084

Johnson Creek

SCS #27
DNR #1084
Chuckanut Gravelly Loam
8 to 30% Slopes
20.5+/- Acres
Site Index DF 127
Site II



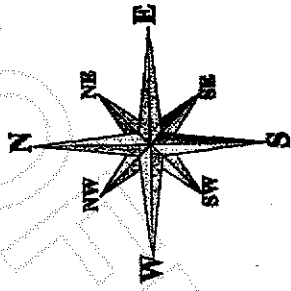
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Timber Type Map

New Owner
Victor & Linda Benson

Section 8, 9, & 10
Township 33 North
Range 4 East, W.M.,
Skagit County

Scale 1"=1000'



Saratoga Passage View C.A.R.D.

Sandy Creek

Homestead

Not Owned

Not Owned

Non-Forestlands

Johnson Creek

Type 1
Douglas Fir, Red Alder, Maple
Site III & II
Site Index DF 105 & 127
Age ~15+ Years
Origin 1995
409+/- Acres

Type 2
Douglas Fir, Red Alder
Site III & II
Site Index DF 105 & 127
Age ~40 to 60+ Years
Origin 1930
51.4+/- Acres



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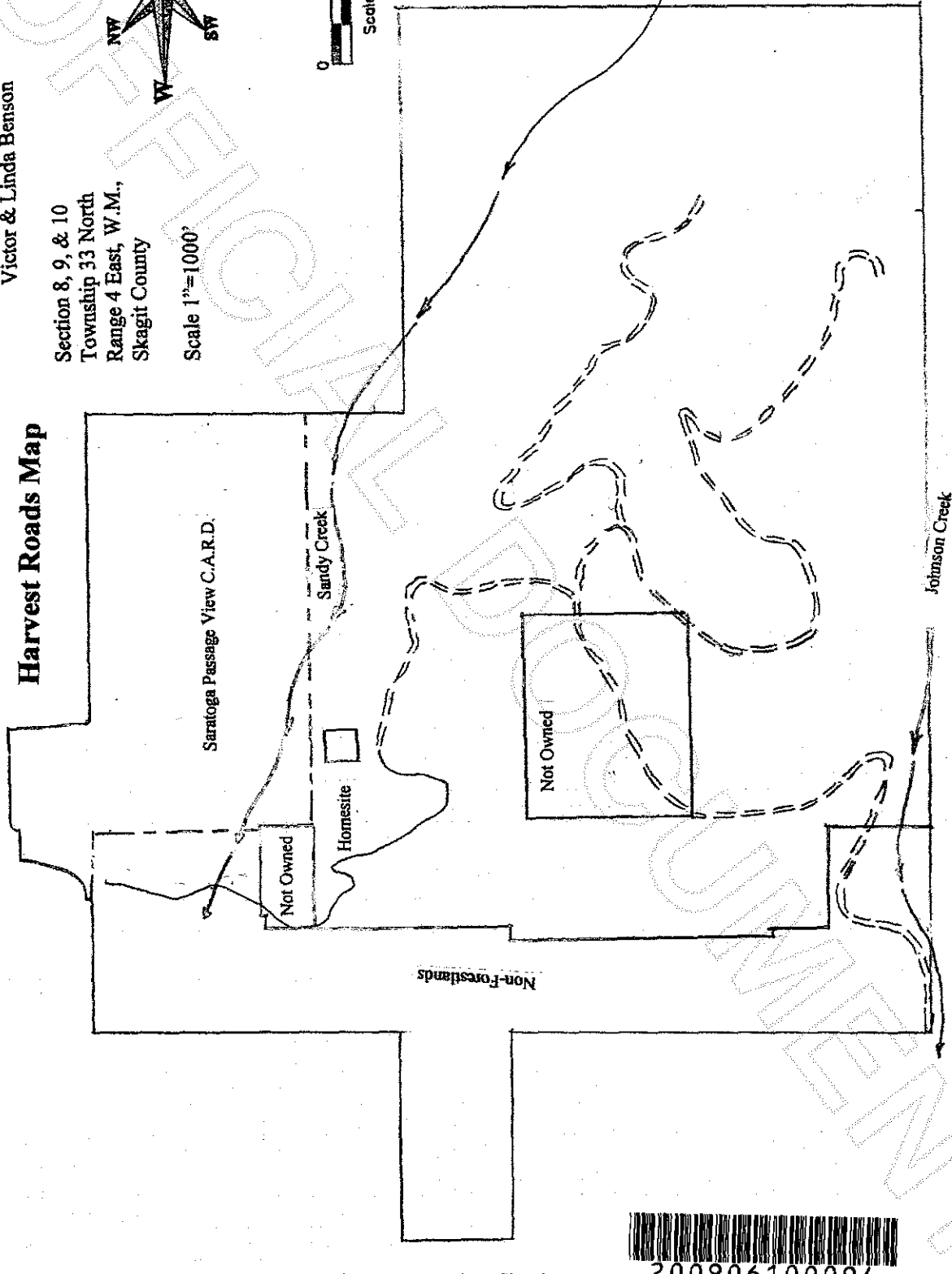
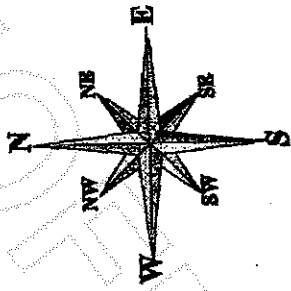
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Harvest Roads Map

New Owner
Victor & Linda Benson

Section 8, 9, & 10
Township 33 North
Range 4 East, W.M.,
Skagit County

Scale 1"=1000'



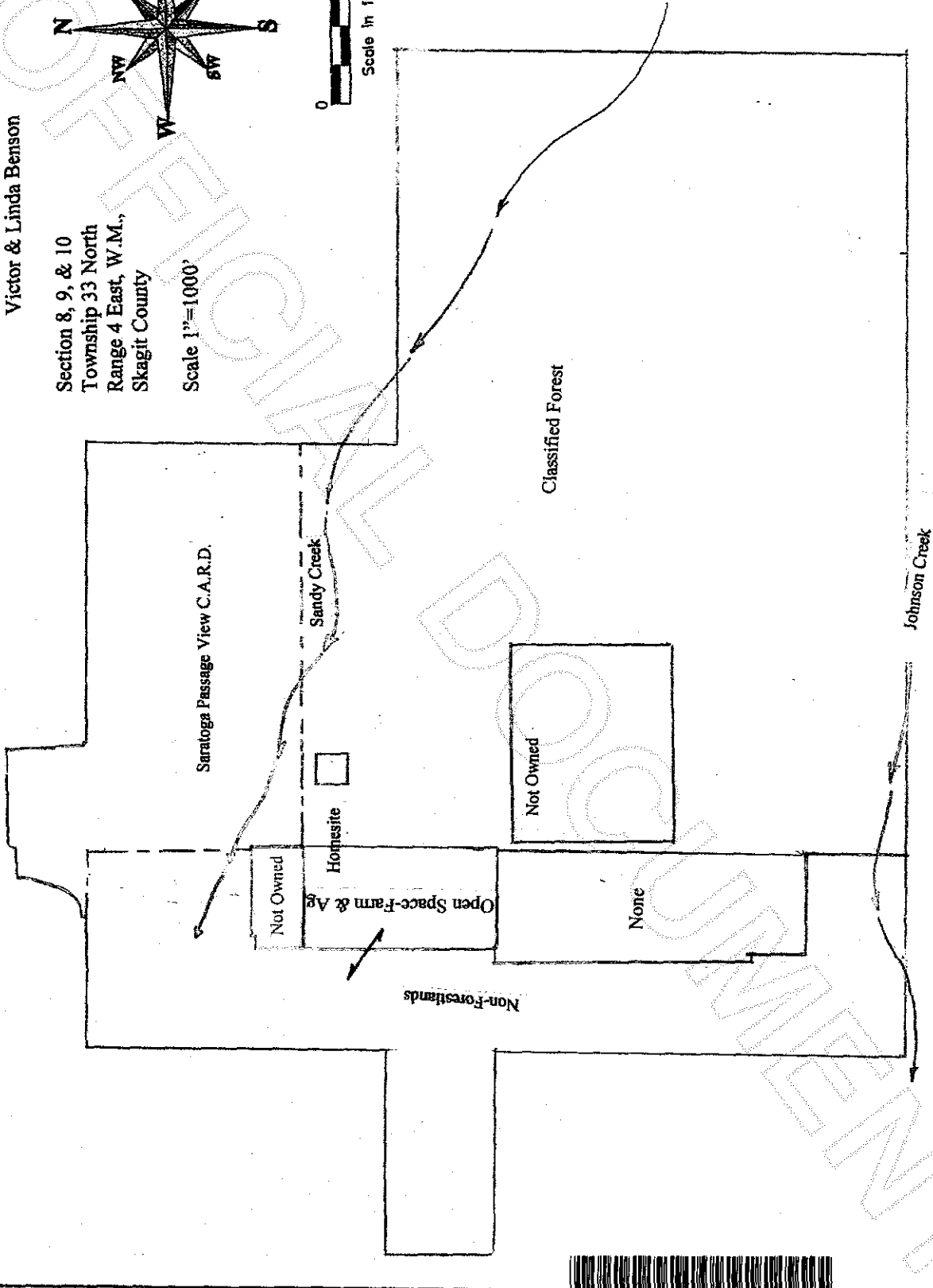
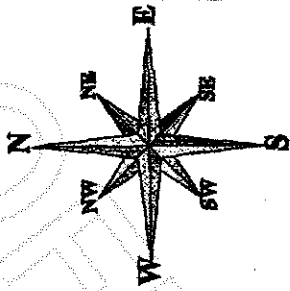
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Current Classification Map

New Owner
Victor & Linda Benson

Section 8, 9, & 10
Township 33 North
Range 4 East, W.M.,
Skagit County

Scale 1"=1000'



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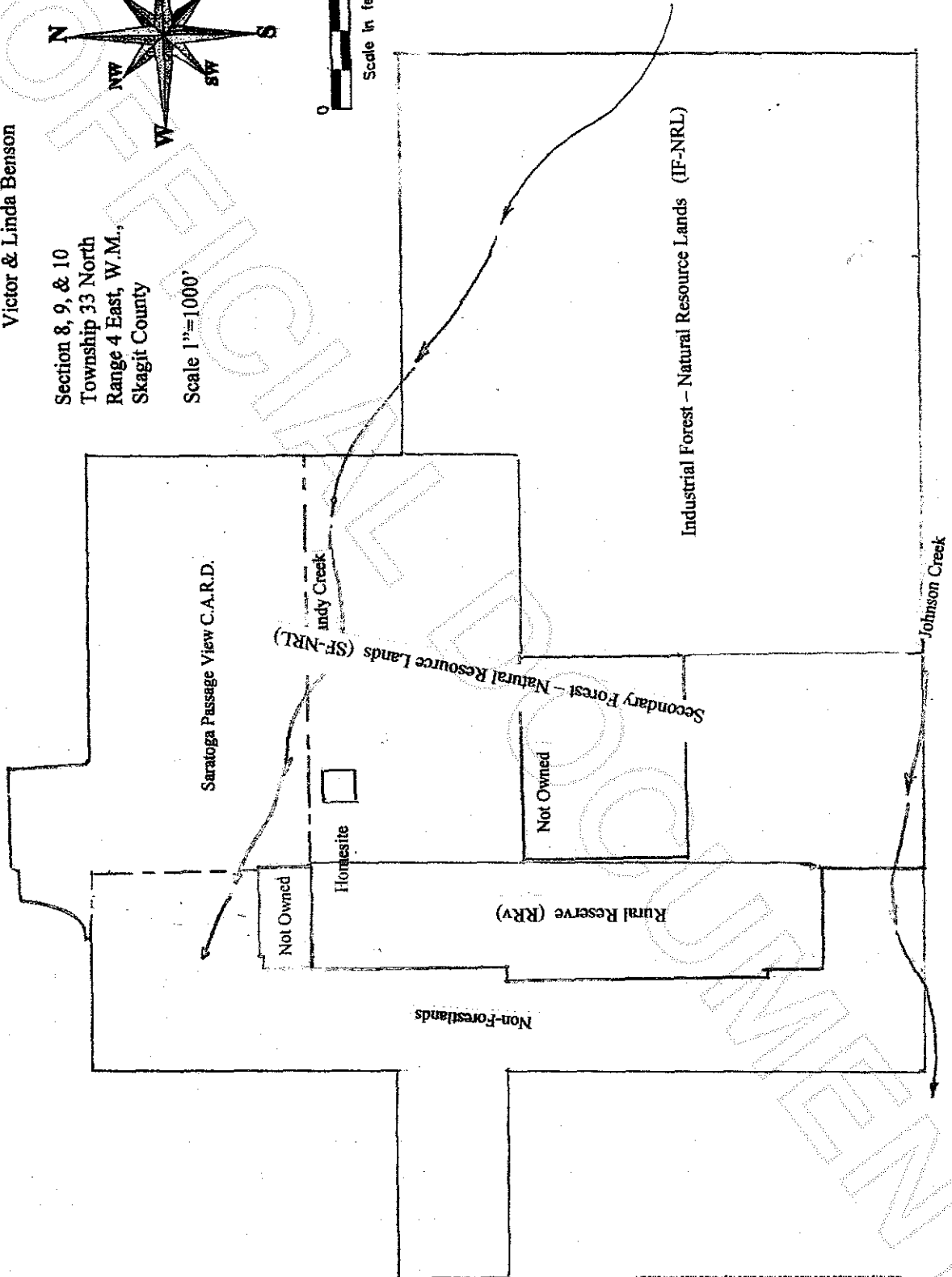
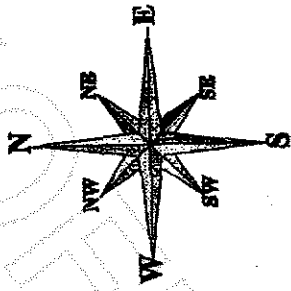
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Current Zoning Map

New Owner
Victor & Linda Benson

Section 8, 9, & 10
Township 33 North
Range 4 East, W.M.,
Skagit County

Scale 1"=1000'



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