

Return Name & Address:



201309180085

Skagit County Auditor

\$73.00

9/18/2013 Page

1 of

2 1:00PM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

PLAT LOT OF RECORD CERTIFICATION

File Number: PL 13-0367

Applicant Name: Chris Chase

Property Owner Name: Cottage Werks LLC

The Department hereby finds that Lot 16, Mary Hull's Waterfront Tracts, recorded in Volume 7, Pg. 33, March 14, 1955. AF 514489

Parcel Number: P66165, 17220; 3929-000-016-0004, 330425-0-001-4009; within a Ptn of the SE ¼ of Sec. 25, Twp. 33, Rge. 4. As one unit. Approximately 0.36 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 _____ zoning district in which the lot(s) is/are located, but does meet an exemption listed in SCC 14.16.850(4)(c)(vii) 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: _____

Grace Roeder

See Attached Map

Date: 9/18/2013

