

Return to:

J. STEFANSSON
8027 228th ST SE
WOODINVILLE, WA 98072



201311250007

Skagit County Auditor \$73.00
11/25/2013 Page 1 of 2 8:55AM

PROTECTED CRITICAL AREA SITE PLAN

Page 1 of 2

Grantor/Owner: John & Joan Stefansson

Grantee: **PUBLIC**

Site Address: 33313 South Shore Drive

Property ID #: P66638 Assessors Tax Account #: 3938-001-161-0004

Legal Description: Sec. 27 Twp. 33 Rng. 06/ Plat Name: Lk Cav Div 2 Lot: 161 Blk: 1

Permit/Activity #: PL13-0394

The PROTECTED CRITICAL AREA (PCA) is to be left undisturbed in its natural state. "With the exception of activities identified as Allowed without Standard review under SCC 14.24.070, any land-use activity that can impair the functions and values of critical areas or their buffers through a development activity or by disturbance of the soil or water, and/or by removal of, or damage to, existing vegetation shall require critical areas review and written authorization pursuant to SCC 14.24." SCC 14.24.060

No clearing, grading, filling, logging or removal of woody material, building, construction or road construction of any kind, planting of non-native vegetation or grazing of livestock is allowed within the PCA areas except as specifically permitted by Skagit County on a case-by-case basis consistent with SCC 14.24.

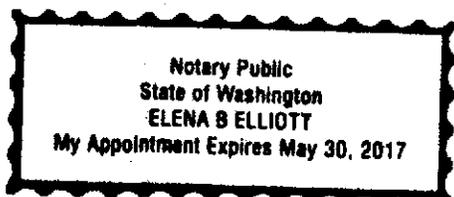
Representations on this site plan may be approximations only and should not be used for purposes other than for determining general locations of critical areas. Development activities beyond the scope of this plan may require additional studies and approvals.

The above references to "Grantor" and "Grantee" shall not be construed as a transfer of property ownership and are used solely for filing with the County Auditor.

Owner: John Stefansson Date: 11-15-2013
Joan A. Stefansson

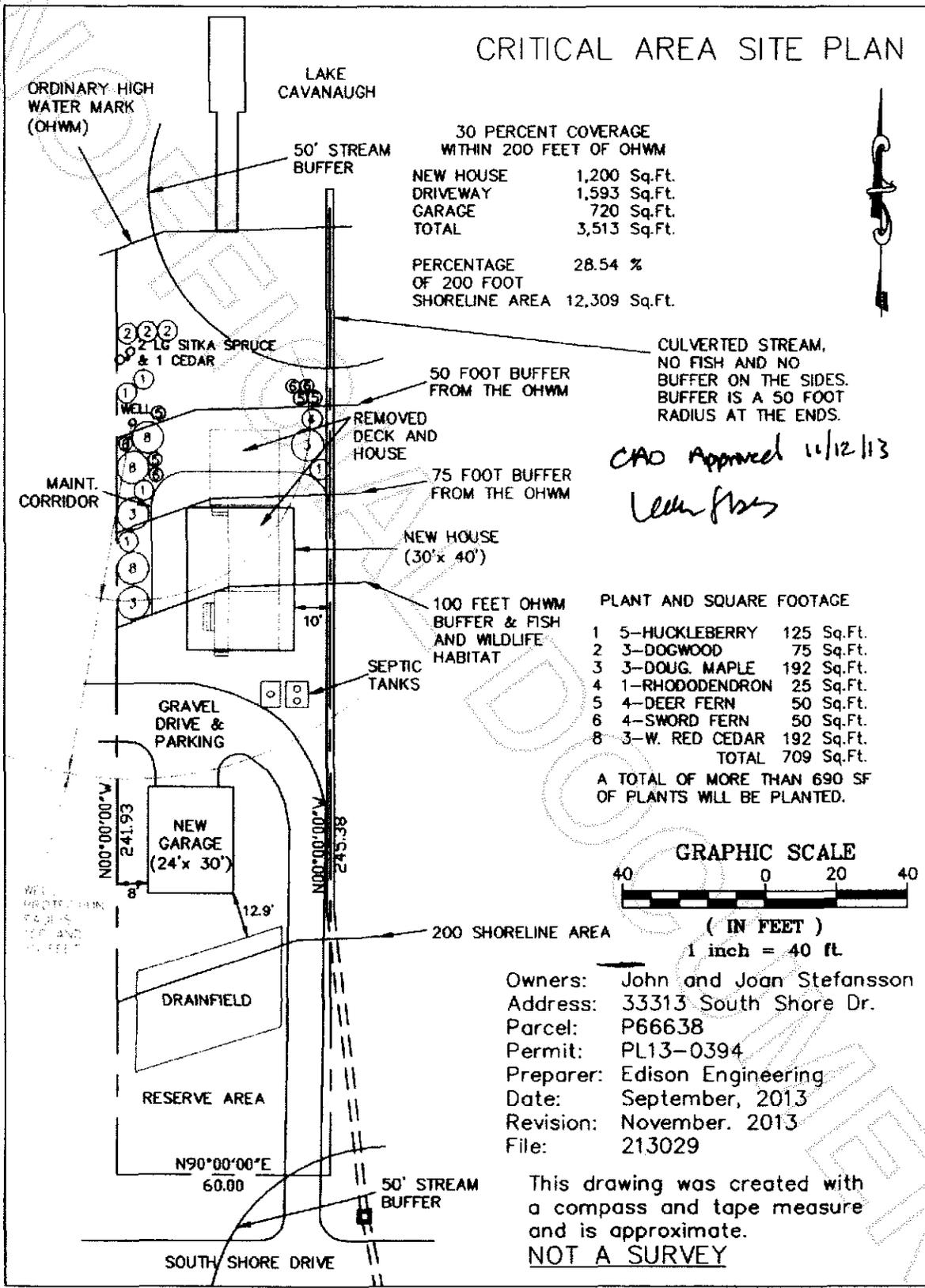
On this day personally appeared before me John Stefansson / Joan A. Stefansson, to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and seal of office this 15th day of NOV, 2013



Notary: Elena B Elliott
Notary Public residing at: Kirkman WA
My Commission Expires: 5/30/2017

CRITICAL AREA SITE PLAN



30 PERCENT COVERAGE
WITHIN 200 FEET OF OHWM

NEW HOUSE	1,200 Sq.Ft.
DRIVEWAY	1,593 Sq.Ft.
GARAGE	720 Sq.Ft.
TOTAL	3,513 Sq.Ft.

PERCENTAGE OF 200 FOOT SHORELINE AREA 28.54 %
12,309 Sq.Ft.

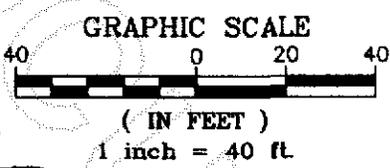
CULVERTED STREAM,
NO FISH AND NO
BUFFER ON THE SIDES.
BUFFER IS A 50 FOOT
RADIUS AT THE ENDS.

CAO Approved 11/12/13
Ullmer

PLANT AND SQUARE FOOTAGE

1	5-HUCKLEBERRY	125 Sq.Ft.
2	3-DOGWOOD	75 Sq.Ft.
3	3-DOUG. MAPLE	192 Sq.Ft.
4	1-RHODODENDRON	25 Sq.Ft.
5	4-DEER FERN	50 Sq.Ft.
6	4-SWORD FERN	50 Sq.Ft.
8	3-W. RED CEDAR	192 Sq.Ft.
TOTAL		709 Sq.Ft.

A TOTAL OF MORE THAN 690 SF OF PLANTS WILL BE PLANTED.



Owners: John and Joan Stefansson
Address: 33313 South Shore Dr.
Parcel: P66638
Permit: PL13-0394
Preparer: Edison Engineering
Date: September, 2013
Revision: November, 2013
File: 213029

This drawing was created with a compass and tape measure and is approximate.
NOT A SURVEY

