

Return Name & Address:



201603160044

Skagit County Auditor

\$74.00

3/16/2016 Page

1 of

2 1:26PM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

Re-record AF 201603030061 to correct to "residential" development
File Number: PL_16-0081 REVISED

Applicant Name: David Hall

Property Owner Name: Stephen Willson & Joanne Fredrich

Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s):

P#(s): 113674; 350320-4-002-0400; within a Ptn of the NW 1/4 of the SE 1/4 of Sec 20, Twp. 35, Rge 3.
AKA Lot D, Short Plat 97-049, AF 9810010056

Lot Size: approximately 5 acres

1. CONVEYANCE

X **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 _____ zoning district in which the lot is located and therefore IS eligible to be considered for development permits.

X **IS NOT**, the minimum lot size required for the Rural Reserve zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(i) and therefore IS eligible to be considered for residential development permits.

Originally approved:

Authorized Signature: Shawn R. Rode

Date: 2/29/2016

See attached map for Lot of Record boundaries.

UNOFFICIAL DOCUMENT



These map records and surveys. Map adjusted to the Dimechit taken in this map. The features to one another source

MAP IS

DRA
REV
PLO
MAP
COUN

W-

q i

5