



Skagit County Auditor

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\$74.00

2:25PM

Return Name & Address:

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

Re-record AF 201505080078 to reflect change of eligibility

File Number: PL_15-0133

Applicant Name: Tim Fanton

Property Owner Name: Gilkey Trust, Charles Gilkey, Trustee

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

P#(s): 46831, 46827; 360135-0-010-0004, 360435-0-005-0100; within a Ptn of Gov't Lots 2 & 3, within the S ½ of the N ½ of Sec. 35, Twp. 36, Rge. 1. As a single unit based on AF 88090900089, Boundary Line Adjustment.

Lot Size: approximately 3.4 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.

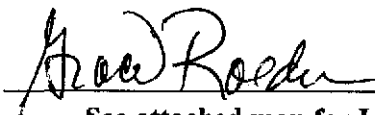
IS NOT, a Lot of Record as defined in SCC 14.04.020 or owned by an innocent purchaser who has met the requirements described in SCC 14.18.000(9) and RCW 58.17.210 and therefore IS NOT eligible for conveyance or development.

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(s) is/are located, but does meet an exemption listed in SCC 14.16.850(4)(c)(vi)(A,B, & C), Per AF 200004270015 and therefore IS eligible to be considered for development permits.

Authorized Signature:



Revised Approval Date:

Date: 6/29/2016

See attached map for Lot of Record boundaries.

UNOFFICIAL

