

Return Name & Address:



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Skagit County Auditor

\$75.00

7/31/2017 Page

1 of

2 12:58PM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

PLAT LOT OF RECORD CERTIFICATION

File Number: ___PL___17-0328

Applicant Name: ___Lanny Nienhuis

Property Owner Name: ___Wesley Zylstra, Estate

The Department hereby finds that Lot 38, Plat of Potlatch Beach, recorded in Volume 6, of Plats, Pg. 10, October 28, 1946, AF 406855

Parcel Number: P68062; 3967-000-038-0001; within a Ptn of the NW ¼ of Sec. 35, Twp. 36, Rge 1.
Approximately 0.3 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 Intermediate 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. A Reasonable Use Exception is required for development.

Authorized Signature: _____

Gael Rorden

See Attached Map

Date: 7/28/2017

LOT - 2
P46825

SURVEY
AF 201005260088

P46831

SURVEY
AF 201508140130

P46827

LOT - 3

P46826

P102388

RUE

P47-0329

P46832

P46833

SL
AF #81

P46833

