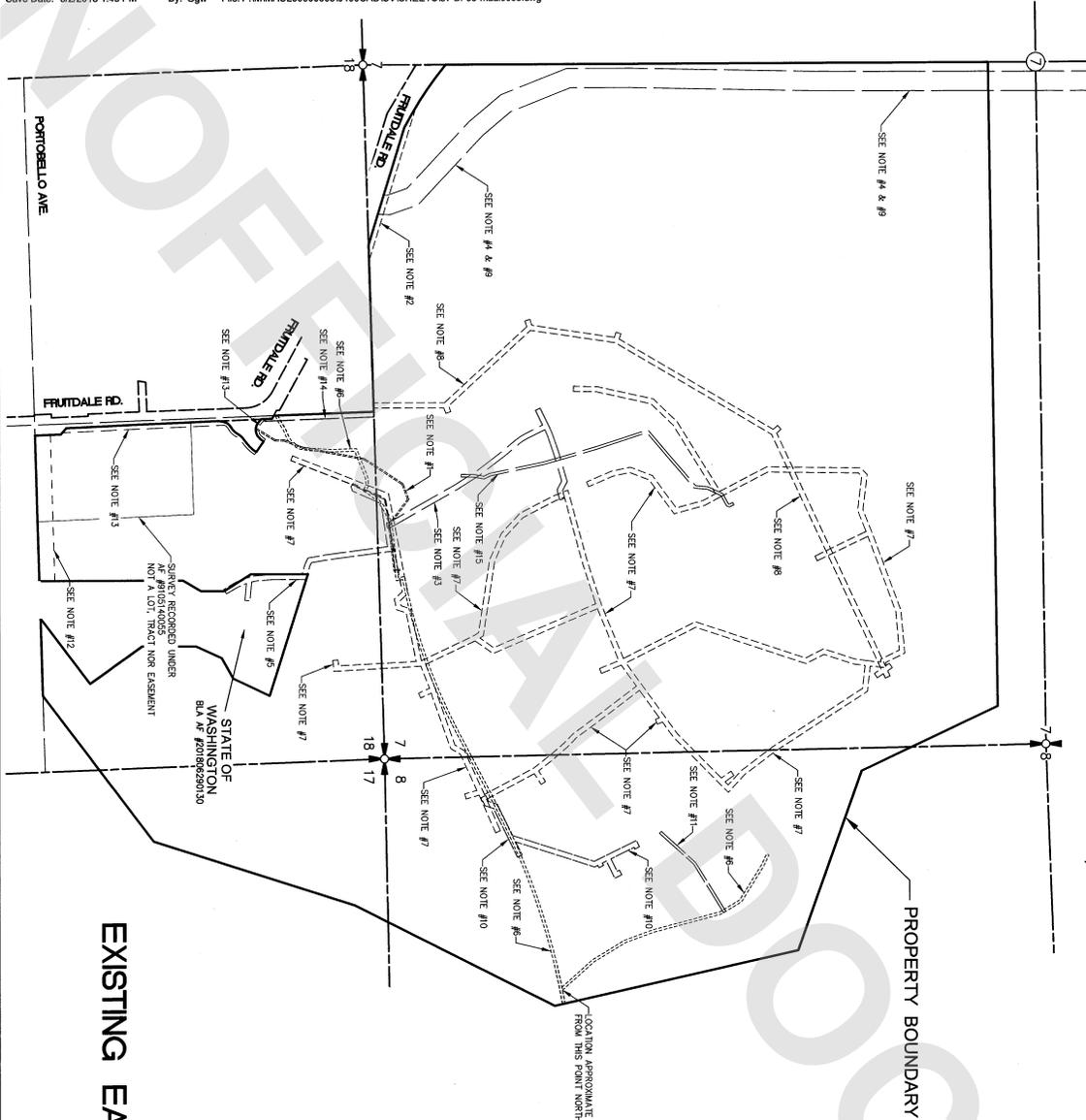


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MASTER BINDING SITE PLAN FOR
SEDRO-WOOLLEY
INNOVATION FOR TOMORROW CENTER (SWIFT CENTER)

A PORTION OF THE SE 1/4 OF SECTION 7
A PORTION OF SW 1/4 OF SECTION 8
A PORTION OF NE 1/4 OF SECTION 18
A PORTION OF NW 1/4 OF SECTION 17
T 35 N, R 5 E, W.M.
SKAGIT COUNTY, WA.

EXISTING EASEMENTS

EASEMENT NOTES

1. 5" CABLE EASEMENT TO WMT BROAD ROCK, LLC PER AF #20140221018 (SCHEDULE B, PARAGRAPH O), SAME AS SURVEY OF PROPOSED EASEMENT PER AF #20121001094 (SCHEDULE B, PARAGRAPH D).
2. 20" WATER EASEMENT TO PUBLIC UTILITY DISTRICT NO. 1 PER AF #20150422006 (SCHEDULE B, PARAGRAPH E).
3. 20" WATER EASEMENT TO PUBLIC UTILITY DISTRICT NO. 1 PER AF #20040316007 (SCHEDULE B, PARAGRAPH G) AND PER AF #20050925308 (SCHEDULE B, PARAGRAPH H).
4. 75' GAS EASEMENT TO EL PASO NATURAL GAS PER AF #750837 (SCHEDULE B, PARAGRAPH O) AND TO NORTHWEST PULVINE CORPORATION PER AF #20020225014 (SCHEDULE B, PARAGRAPH J).
5. 20" WATER EASEMENT TO PUBLIC UTILITY DISTRICT NO. 1 PER AF #20020205016 (SCHEDULE B, PARAGRAPH K).
6. 10" POWER EASEMENT TO PUGET SOUND POWER & LIGHT CO. PER AF #105130055 (SCHEDULE B, PARAGRAPH N).
7. APPROXIMATE LOCATION OF 20" WATER EASEMENT TO PUBLIC UTILITY DISTRICT #1 PER AF #970140065 (SCHEDULE B, PARAGRAPH O).
8. APPROXIMATE LOCATION OF 20" POWER EASEMENT TO PUGET SOUND POWER & LIGHT PER AF #810500073 (SCHEDULE B, PARAGRAPH P).
9. 75' GAS EASEMENT TO EL PASO NATURAL GAS PER AF #750837 (SCHEDULE B, PARAGRAPH O).
10. 20" WATER EASEMENT TO PUBLIC UTILITY DISTRICT NO. 1 PER AF #350621099 (SCHEDULE B, PARAGRAPH Q).
11. APPROXIMATE LOCATION OF 20" WIDE POWER EASEMENT TO PUGET SOUND POWER & LIGHT CO. PER AF #310030140 (SCHEDULE B, PARAGRAPH S).
12. 60' ACCESS AND UTILITY EASEMENT TO NATIONAL GARDEN AS SHOWN ON EASE. AF #930109030 (SCHEDULE B, PARAGRAPH U).
13. SLOPE AND DRAINAGE EASEMENT TO CITY OF SEDRO WOOLLEY PER AF #20080302277 (SCHEDULE B, PARAGRAPH V).
14. 20' ACCESS EASEMENT PER AF #57114 AS SHOWN ON ROS AF# 5011130061 (SCHEDULE B, PARAGRAPH CC).
15. 10" FIBER OPTIC EASEMENT PER AF# 201701200068 (SCHEDULE B, PARAGRAPH Z).



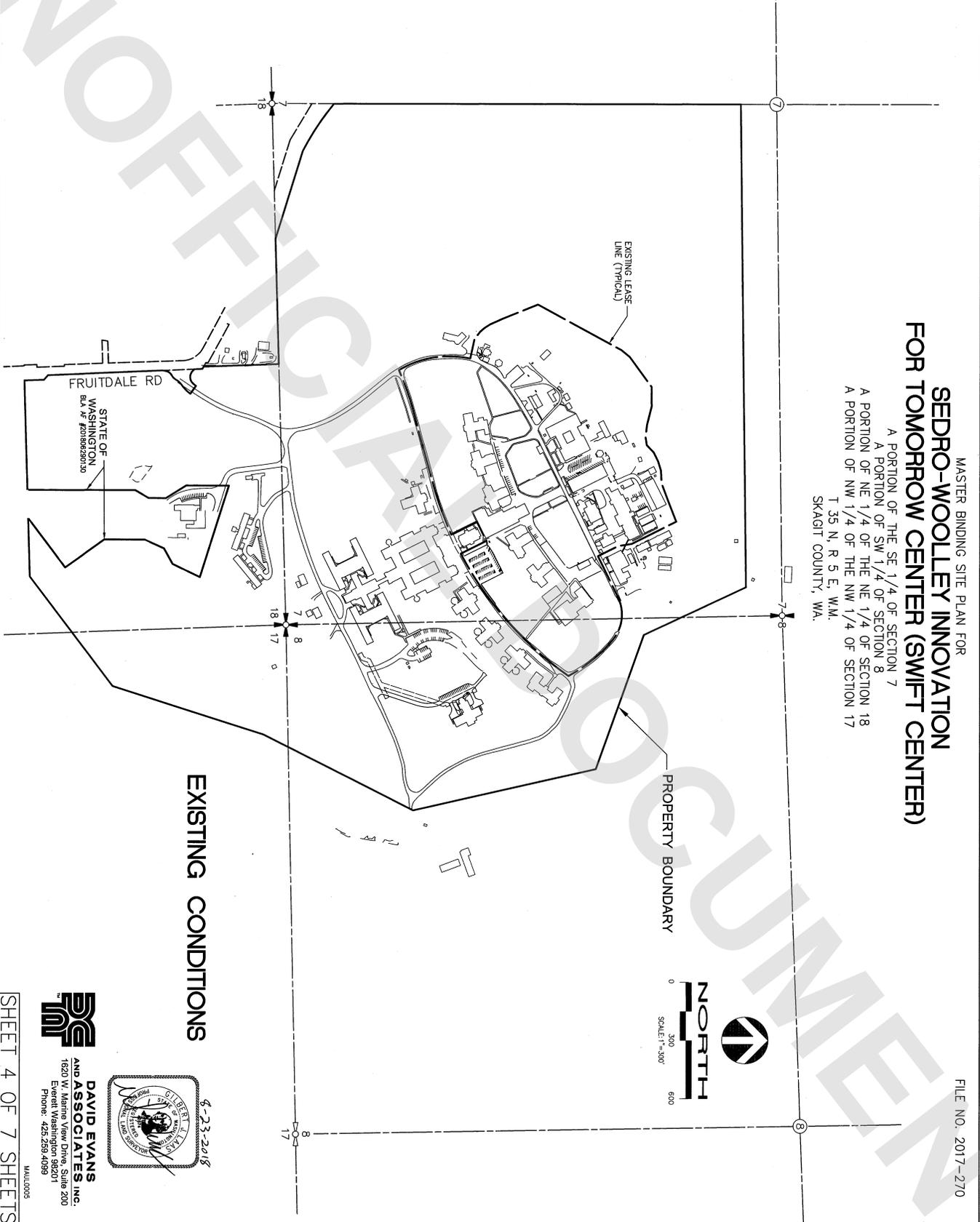
**DAVID EVANS
AND ASSOCIATES, INC.**
1620 W. Marina View Drive, Suite 200
Everett, Washington 98201
Phone: 425.259.4099



SHEET 3 OF 7 SHEETS
MAL0005

FILE NO. 2017-270

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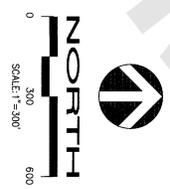


MASTER BINDING SITE PLAN FOR
**SEDRO-WOOLLEY INNOVATION
 CENTER**
FOR TOMORROW CENTER (SWIFT CENTER)

A PORTION OF THE SE 1/4 OF SECTION 7
 A PORTION OF SW 1/4 OF SECTION 8
 A PORTION OF NE 1/4 OF THE NE 1/4 OF SECTION 18
 A PORTION OF NW 1/4 OF THE NW 1/4 OF SECTION 17
 T 35 N, R 5 E, W.M.
 SKAGIT COUNTY, WA.

FILE NO. 2017-270

EXISTING CONDITIONS



**DAVID EVANS
 AND ASSOCIATES, INC.**
 1620 W. Marina View Drive, Suite 200
 Everett, Washington 98201
 Phone: 425.259.4099

SHEET 4 OF 7 SHEETS

MAL0005



0
100' 200' 400'
SCALE: 1"=200'

MASTER BINDING SITE PLAN FOR
SEDRO-WOOLLEY
INNOVATION FOR TOMORROW CENTER (SWIFT CENTER)

A PORTION OF THE SE 1/4 OF SECTION 7
A PORTION OF SW 1/4 OF SECTION 8
A PORTION OF NE 1/4 OF SECTION 18
A PORTION OF NW 1/4 OF SECTION 17
T 35 N, R 5 E, W.M.
SKAGIT COUNTY, WA.

FILE NO. 2017-270

LINE TABLE

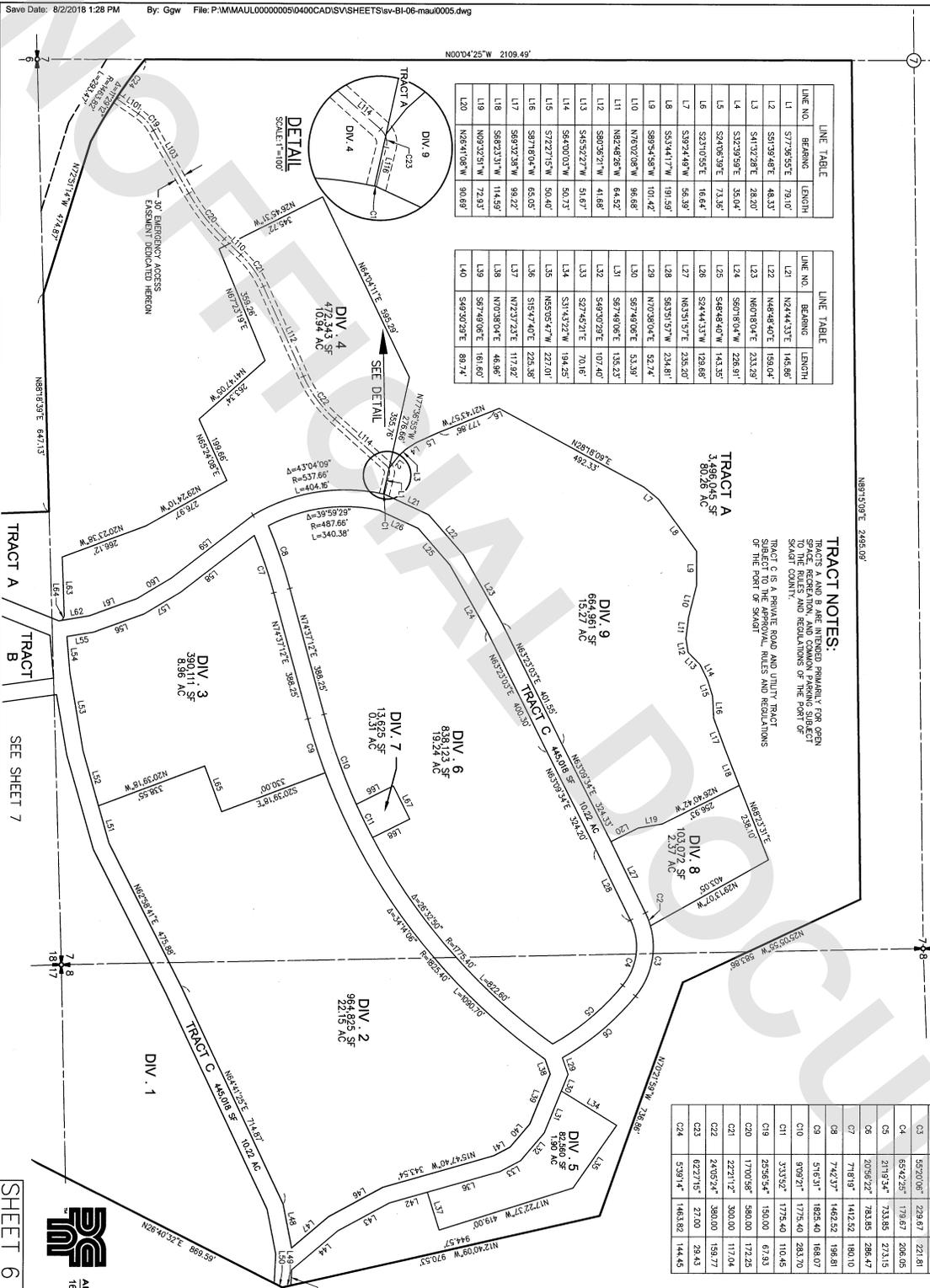
LINE NO.	BEARING	LENGTH
L1	S77°35'55"E	79.10'
L2	S51°39'48"E	48.31'
L3	S41°32'28"E	28.20'
L4	S32°39'39"E	35.04'
L5	S24°06'39"E	73.36'
L6	S23°10'55"E	16.64'
L7	S39°24'49"W	56.39'
L8	S53°44'17"W	191.99'
L9	S89°43'58"W	101.42'
L10	N1°02'08"W	86.88'
L11	N82°49'26"W	64.52'
L12	S80°36'31"W	41.88'
L13	S45°32'27"W	51.87'
L14	S64°00'03"W	50.73'
L15	S72°27'15"W	50.40'
L16	S87°18'04"W	65.05'
L17	S89°32'38"W	88.22'
L18	S88°23'31"W	114.99'
L19	N69°32'31"W	72.93'
L20	N28°10'08"W	80.89'

LINE TABLE

LINE NO.	BEARING	LENGTH
L21	N24°44'33"E	146.86'
L22	N48°49'40"E	159.04'
L23	N67°04'04"E	233.29'
L24	S67°04'04"W	228.91'
L25	S48°49'40"W	143.35'
L26	S24°44'33"W	128.89'
L27	N63°51'57"E	235.20'
L28	S83°51'57"W	234.80'
L29	N70°30'04"E	52.74'
L30	S87°49'08"E	53.39'
L31	S87°49'08"E	135.23'
L32	S48°30'29"E	107.46'
L33	S27°49'21"E	70.16'
L34	S37°43'22"W	194.25'
L35	N55°03'47"W	221.01'
L36	S18°47'40"E	225.98'
L37	N73°23'23"E	117.92'
L38	N70°30'04"E	46.89'
L39	S87°49'08"E	161.60'
L40	S48°30'29"E	88.74'

TRACT NOTES:

TRACTS A AND B ARE INTENDED PRIMARILY FOR OPEN SPACE AND RECREATION PURPOSES AND ARE SUBJECT TO THE RULES AND REGULATIONS OF THE PORT OF SKAGIT COUNTY.
TRACT C IS A PRIVATE ROAD AND UTILITY TRACT SUBJECT TO THE APPROVAL, RULES AND REGULATIONS OF THE PORT OF SKAGIT COUNTY.

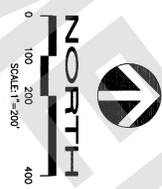


DAVID EVANS AND ASSOCIATES, INC.
16201 W. Marina View, Drive, Suite 200
Everett, Washington 98201
Phone: 425.259.4099
MAILING

MASTER BINDING SITE PLAN FOR SEDRO-WOOLLEY INNOVATION FOR TOMORROW CENTER (SWIFT CENTER)

A PORTION OF THE SE 1/4 OF SECTION 7
A PORTION OF SW 1/4 OF SECTION 8
A PORTION OF NE 1/4 OF THE NE 1/4 OF SECTION 18
A PORTION OF NW 1/4 OF THE NW 1/4 OF SECTION 17
T 35 N, R 5 E, W.M.
SKAGIT COUNTY, WA.

FILE NO. 2017-270



LINE NO.	BEARING	LENGTH
L65	S17°40'09"E	25.96'
L66	S58°40'32"W	27.31'
L67	N87°59'04"E	175.31'
L68	S85°11'37"E	13.89'
L69	S87°02'28"E	86.51'
L70	N78°54'49"E	135.71'
L71	N87°10'39"E	180.18'
L72	N07°48'25"W	238.44'
L73	N47°53'36"W	69.96'
L74	S47°53'36"E	133.93'
L75	S07°48'25"E	252.92'
L76	N87°10'39"E	9.56'
L77	N85°53'51"E	118.03'
L78	S09°55'34"E	10.15'
L79	N21°34'18"E	298.91'
L80	N28°50'05"E	200.84'
L81	N28°50'05"E	218.48'
L82	N21°34'18"E	280.43'
L83	S02°28'45"E	41.30'

LINE NO.	BEARING	LENGTH
L84	S37°05'59"W	13.93'
L85	N09°16'49"E	18.27'
L86	N00°00'00"E	67.39'
L87	N00°00'00"E	220.38'
L88	N19°12'37"W	123.76'
L89	N00°00'00"E	90.40'
L90	N30°12'04"E	80.53'
L91	S24°13'46"W	109.66'
L92	S60°33'32"W	91.79'
L93	S25°28'28"W	155.97'
L94	N48°18'14"W	32.43'
L95	N02°07'14"W	100.57'
L96	S02°28'45"E	163.43'
L97	N54°55'37"W	0.07'
L98	S54°55'37"E	90.30'
L99	S81°16'59"E	13.46'
L100	N00°00'00"E	152.89'

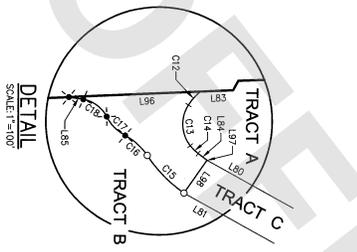
CURVE NO.	DELTA	RADIUS	LENGTH
C12	162°22'39"	79.00	22.58
C13	71°50'38"	43.50	54.55
C14	141°21'50"	56.50	14.02
C15	21°31'15"	178.50	68.30
C16	28°41'32"	75.50	37.81
C17	35°28'23"	54.50	33.89
C18	53°43'12"	40.50	37.97

TRACT NOTES:
TRACTS A AND B ARE INTENDED PRIMARILY FOR OPEN SPACE RECREATION AND COMMON PARKING SUBJECT TO THE REGULATION AND RESOLUTIONS OF THE BOARD OF SKAGIT COUNTY.
TRACT C IS A PRIVATE ROAD AND UTILITY TRACT SUBJECT TO THE APPROVAL, RULES AND REGULATIONS OF THE PORT OF SKAGIT.

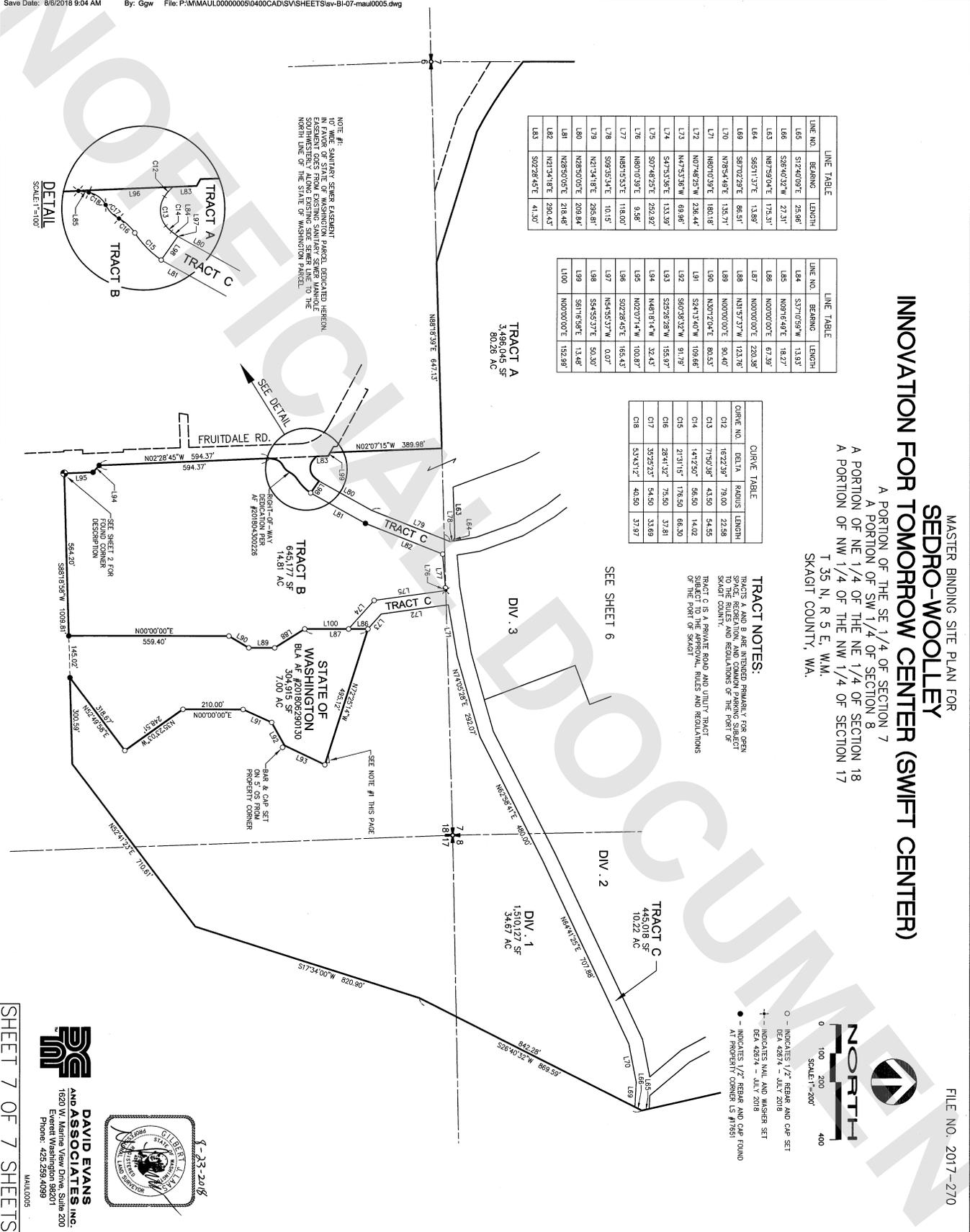
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NOTE #1:
TO AVOID SANITARY SEWER EASEMENT PAVED, SEPARATED, VERTICAL EASEMENT COES FROM EXISTING SANITARY SEWER MANHOLE SOUTHWESTERLY ALONG EXISTING SIDE SEWER LINE TO THE NORTH END OF THE STATE OF WASHINGTON PARCEL.



DETAIL
SCALE: 1"=100'



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SHEET 7 OF 7 SHEETS