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07/10/2019 04:23 PM Pages: 1 of 12 Fees: \$162.50
Skagit County Auditor

Document Title: Certificate

Reference Number :

Grantor(s):

☐ additional grantor names on page ____.

1. TMCO Companies, LLC

2.

Grantee(s):

☐ additional grantee names on page ____.

1. Skagit Valley Farm Cooling, LLC

2.

Abbreviated legal description:

☐ full legal on page(s) ____.

SE NW 31-35-4

Assessor Parcel / Tax ID Number:

☐ additional tax parcel number(s) on page ____.

P38129

I, Heilly Desmul, am hereby requesting an emergency non-standard recording for an additional fee provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document. Recording fee is ~~\$99.00~~ ^{\$161.50} for the first page, \$1.00 per page thereafter per document. In addition to the standard fee, an emergency recording fee of \$50.00 is assessed. This statement is to become part of the recorded document.

Signed

Heilly Desmul

Dated

07/10/2019

TRICO Companies, LLC
PO Box 409
Burlington, WA 98233

Elevation Certificate

Grantor:

TRICO Companies, LLC

Grantee:

Skagit Valley Farm Cooling, LLC

Legal Description:

The North half of government lot 2, except the as-built and existing county road running along the west line thereof known as Pulver Road; also the North half of the Southeast quarter of the of the Northwest quarter of Section 31, Township 35 North, Range 4 East, W.M.

The North half of the South half of government lot 2, section 31, Township 35 North, Range 4 East, W.M.; except the as-built and existing county road running along the west line thereof known as Pulver Road.

Situate in the County of Skagit, State of Washington.

Parcel Number:

P38129

ELEVATION CERTIFICATE

Important: Follow the instructions on pages 1-9.

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

SECTION A - PROPERTY INFORMATION				FOR INSURANCE COMPANY USE	
A1. Building Owner's Name Skagit Valley Farm Cooling				Policy Number:	
A2. Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 11261 Pulver Road				Company NAIC Number:	
City Burlington		State Washington		ZIP Code 98233	
A3. Property Description (Lot and Block Numbers, Tax Parcel Number, Legal Description, etc.) North Half of Government Lot 2, Section 31 Township 35 N., Range 4 East, W.M.					
A4. Building Use (e.g., Residential, Non-Residential, Addition, Accessory, etc.) <u>Non- Residential</u>					
A5. Latitude/Longitude: Lat. <u>48°28'56.12"</u> Long. <u>122°21'21.79"</u> Horizontal Datum: <input type="checkbox"/> NAD 1927 <input checked="" type="checkbox"/> NAD 1983					
A6. Attach at least 2 photographs of the building if the Certificate is being used to obtain flood insurance.					
A7. Building Diagram Number <u>1B</u>					
A8. For a building with a crawlspace or enclosure(s):					
a) Square footage of crawlspace or enclosure(s) <u>N/A</u> sq ft					
b) Number of permanent flood openings in the crawlspace or enclosure(s) within 1.0 foot above adjacent grade <u>N/A</u>					
c) Total net area of flood openings in A8.b <u>N/A</u> sq in					
d) Engineered flood openings? <input type="checkbox"/> Yes <input type="checkbox"/> No					
A9. For a building with an attached garage:					
a) Square footage of attached garage <u>N/A</u> sq ft					
b) Number of permanent flood openings in the attached garage within 1.0 foot above adjacent grade <u>N/A</u>					
c) Total net area of flood openings in A9.b <u>N/A</u> sq in					
d) Engineered flood openings? <input type="checkbox"/> Yes <input type="checkbox"/> No					
SECTION B - FLOOD INSURANCE RATE MAP (FIRM) INFORMATION					
B1. NFIP Community Name & Community Number Skagit 530151			B2. County Name Skagit County		B3. State Washington
B4. Map/Panel Number 0235	B5. Suffix B	B6. FIRM Index Date 09-29-1989	B7. FIRM Panel Effective/ Revised Date 09-29-1989	B8. Flood Zone(s) A 7	B9. Base Flood Elevation(s) (Zone AO, use Base Flood Depth) 23.3
B10. Indicate the source of the Base Flood Elevation (BFE) data or base flood depth entered in Item B9: <input checked="" type="checkbox"/> FIS Profile <input type="checkbox"/> FIRM <input type="checkbox"/> Community Determined <input type="checkbox"/> Other/Source: _____					
B11. Indicate elevation datum used for BFE in Item B9: <input checked="" type="checkbox"/> NGVD 1929 <input type="checkbox"/> NAVD 1988 <input type="checkbox"/> Other/Source: _____					
B12. Is the building located in a Coastal Barrier Resources System (CBRS) area or Otherwise Protected Area (OPA)? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Designation Date: _____ <input type="checkbox"/> CBRS <input type="checkbox"/> OPA					

ELEVATION CERTIFICATE

IMPORTANT: In these spaces, copy the corresponding information from Section A.			FOR INSURANCE COMPANY USE
Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 11261 Pulver Road			Policy Number:
City Burlington	State Washington	ZIP Code 98233	Company NAIC Number

SECTION C – BUILDING ELEVATION INFORMATION (SURVEY REQUIRED)

- C1. Building elevations are based on: ☐ Construction Drawings* ☐ Building Under Construction* ☒ Finished Construction
 *A new Elevation Certificate will be required when construction of the building is complete.

- C2. Elevations – Zones A1–A30, AE, AH, A (with BFE), VE, V1–V30, V (with BFE), AR, AR/A, AR/AE, AR/A1–A30, AR/AH, AR/AO. Complete Items C2.a–h below according to the building diagram specified in Item A7. In Puerto Rico only, enter meters.

Benchmark Utilized: WSRN

Vertical Datum: NAVD 88

Indicate elevation datum used for the elevations in items a) through h) below.

☒ NGVD 1929 ☐ NAVD 1988 ☐ Other/Source: _____

Datum used for building elevations must be the same as that used for the BFE.

Check the measurement used.

- | | | | |
|---|------|--|---------------------------------|
| a) Top of bottom floor (including basement, crawlspace, or enclosure floor) | 24.8 | <input checked="" type="checkbox"/> feet | <input type="checkbox"/> meters |
| b) Top of the next higher floor | 37.8 | <input checked="" type="checkbox"/> feet | <input type="checkbox"/> meters |
| c) Bottom of the lowest horizontal structural member (V Zones only) | N/A | <input type="checkbox"/> feet | <input type="checkbox"/> meters |
| d) Attached garage (top of slab) | 24.8 | <input checked="" type="checkbox"/> feet | <input type="checkbox"/> meters |
| e) Lowest elevation of machinery or equipment servicing the building
(Describe type of equipment and location in Comments) | 21.8 | <input checked="" type="checkbox"/> feet | <input type="checkbox"/> meters |
| f) Lowest adjacent (finished) grade next to building (LAG) | 20.8 | <input checked="" type="checkbox"/> feet | <input type="checkbox"/> meters |
| g) Highest adjacent (finished) grade next to building (HAG) | 24.8 | <input checked="" type="checkbox"/> feet | <input type="checkbox"/> meters |
| h) Lowest adjacent grade at lowest elevation of deck or stairs, including structural support | N/A | <input type="checkbox"/> feet | <input type="checkbox"/> meters |

SECTION D – SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION

This certification is to be signed and sealed by a land surveyor, engineer, or architect authorized by law to certify elevation information. I certify that the information on this Certificate represents my best efforts to interpret the data available. I understand that any false statement may be punishable by fine or imprisonment under 18 U.S. Code, Section 1001.

Were latitude and longitude in Section A provided by a licensed land surveyor? ☐ Yes ☒ No ☐ Check here if attachments.

Certifier's Name

Myles Standish

License Number

PLS 52089

Title

Land Surveyor

Company Name

Sound Development Group

Address

PO Box 1705

City

Mt. Vernon

State

Washington

ZIP Code

98273

Signature



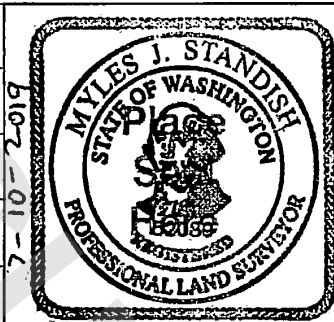
Date

07-09-2019

Telephone

(360) 404-2010

Ext.



Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

Comments (including type of equipment and location, per C2(e), if applicable)

1) NAVD 88 - 3.80' = NGVD 29

2) C2e lowest machinery is the TPR Unilock vehicle restraint. Motor is IP67 rated for 3 foot, submersion proof for 30 minutes. The next higher machinery servicing the building is the A/C pump at 26.3 feet

3) C2f LAG is the truck well

4) C2h Elevation of deck and supports - there is one walkway, but it is not attached to the building.

5) C2a Portions of the interior finish floor are 0-0.5 foot lower than the perimeter finish floor.

ELEVATION CERTIFICATE

IMPORTANT: In these spaces, copy the corresponding information from Section A.			FOR INSURANCE COMPANY USE	
Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 11261 Pulver Road			Policy Number:	
City Burlington	State Washington	ZIP Code 98233	Company NAIC Number	
SECTION E – BUILDING ELEVATION INFORMATION (SURVEY NOT REQUIRED) FOR ZONE AO AND ZONE A (WITHOUT BFE)				
<p>For Zones AO and A (without BFE), complete Items E1–E5. If the Certificate is intended to support a LOMA or LOMR-F request, complete Sections A, B, and C. For Items E1–E4, use natural grade, if available. Check the measurement used. In Puerto Rico only, enter meters.</p> <p>E1. Provide elevation information for the following and check the appropriate boxes to show whether the elevation is above or below the highest adjacent grade (HAG) and the lowest adjacent grade (LAG).</p> <p style="margin-left: 20px;">a) Top of bottom floor (including basement, crawlspace, or enclosure) is _____ <input type="checkbox"/> feet <input type="checkbox"/> meters <input type="checkbox"/> above or <input type="checkbox"/> below the HAG.</p> <p style="margin-left: 20px;">b) Top of bottom floor (including basement, crawlspace, or enclosure) is _____ <input type="checkbox"/> feet <input type="checkbox"/> meters <input type="checkbox"/> above or <input type="checkbox"/> below the LAG.</p> <p>E2. For Building Diagrams 6–9 with permanent flood openings provided in Section A Items 8 and/or 9 (see pages 1–2 of Instructions), the next higher floor (elevation C2.b in the diagrams) of the building is _____ <input type="checkbox"/> feet <input type="checkbox"/> meters <input type="checkbox"/> above or <input type="checkbox"/> below the HAG.</p> <p>E3. Attached garage (top of slab) is _____ <input type="checkbox"/> feet <input type="checkbox"/> meters <input type="checkbox"/> above or <input type="checkbox"/> below the HAG.</p> <p>E4. Top of platform of machinery and/or equipment servicing the building is _____ <input type="checkbox"/> feet <input type="checkbox"/> meters <input type="checkbox"/> above or <input type="checkbox"/> below the HAG.</p> <p>E5. Zone AO only: If no flood depth number is available, is the top of the bottom floor elevated in accordance with the community's floodplain management ordinance? <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Unknown. The local official must certify this information in Section G.</p>				
SECTION F – PROPERTY OWNER (OR OWNER'S REPRESENTATIVE) CERTIFICATION				
<p>The property owner or owner's authorized representative who completes Sections A, B, and E for Zone A (without a FEMA-issued or community-issued BFE) or Zone AO must sign here. The statements in Sections A, B, and E are correct to the best of my knowledge.</p>				
Property Owner or Owner's Authorized Representative's Name				
Address	City	State	ZIP Code	
Signature	Date	Telephone		
Comments <div style="text-align: right; margin-top: 10px;"><input type="checkbox"/> Check here if attachments.</div>				

IMPORTANT: In these spaces, copy the corresponding information from Section A.

Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.
11261 Pulver Road

Policy Number:

City
Burlington

State
Washington

ZIP Code
98233

Company NAIC Number	
---------------------	--

The local official who is authorized by law or ordinance to administer the community's floodplain management ordinance can complete Sections A, B, C (or E), and G of this Elevation Certificate. Complete the applicable Item(s) and sign below. Check the measurement used in Items G8–G10. In Puerto Rico only, enter meters.

- G1. ☐ The information in Section C was taken from other documentation that has been signed and sealed by a licensed surveyor, engineer, or architect who is authorized by law to certify elevation information. (Indicate the source and date of the elevation data in the Comments area below.)
- G2. ☐ A community official completed Section E for a building located in Zone A (without a FEMA-issued or community-issued BFE) or Zone AO.
- G3. ☐ The following information (Items G4–G10) is provided for community floodplain management purposes.

G4. Permit Number

G5. Date Permit Issued

G6. Date Certificate of Compliance/Occupancy Issued	
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G7. This permit has been issued for: ☒ New Construction ☐ Substantial Improvement

G8. Elevation of as-built lowest floor (including basement) of the building: _____ ☐ feet ☐ meters Datum

G9. BFE or (in Zone AO) depth of flooding at the building site: _____ ☐ feet ☐ meters Datum

G10. Community's design flood elevation: _____ ☐ feet ☐ meters Datum

Local Official's Name

Title

Community Name

Telephone

Signature

Date _____

Comments (including type of equipment and location, per C2(e), if applicable)

☐ Check here if attachments.

ELEVATION CERTIFICATE

See Instructions for Item A6.

IMPORTANT: In these spaces, copy the corresponding information from Section A.			FOR INSURANCE COMPANY USE
Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 11261 Pulver Road			Policy Number:
City Burlington	State Washington	ZIP Code 98233	Company NAIC Number

If using the Elevation Certificate to obtain NFIP flood insurance, affix at least 2 building photographs below according to the instructions for Item A6. Identify all photographs with date taken; "Front View" and "Rear View"; and, if required, "Right Side View" and "Left Side View." When applicable, photographs must show the foundation with representative examples of the flood openings or vents, as indicated in Section A8. If submitting more photographs than will fit on this page, use the Continuation Page.



Photo One

Photo One Caption North side

Clear Photo One



Photo Two

Photo Two Caption West side

Clear Photo Two

BUILDING PHOTOGRAPHS

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OMB No. 1660-0008

Expiration Date: November 30, 2018

ELEVATION CERTIFICATE

Continuation Page

IMPORTANT: In these spaces, copy the corresponding information from Section A.			FOR INSURANCE COMPANY USE
Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 11261 Pulver Road			Policy Number:
City Burlington	State Washington	ZIP Code 98233	Company NAIC Number

If submitting more photographs than will fit on the preceding page, affix the additional photographs below. Identify all photographs with: date taken; "Front View" and "Rear View"; and, if required, "Right Side View" and "Left Side View." When applicable, photographs must show the foundation with representative examples of the flood openings or vents, as indicated in Section A8.



Photo Three

Photo Three Caption West side

Clear Photo Three



Photo Four

Photo Four Caption South side

Clear Photo Four

ELEVATION CERTIFICATE

See Instructions for Item A6.

IMPORTANT: In these spaces, copy the corresponding information from Section A.			FOR INSURANCE COMPANY USE
Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 11261 Pulver Road			Policy Number:
City Burlington	State Washington	ZIP Code 98233	Company NAIC Number

If using the Elevation Certificate to obtain NFIP flood insurance, affix at least 2 building photographs below according to the instructions for Item A6. Identify all photographs with date taken; "Front View" and "Rear View"; and, if required, "Right Side View" and "Left Side View." When applicable, photographs must show the foundation with representative examples of the flood openings or vents, as indicated in Section A8. If submitting more photographs than will fit on this page, use the Continuation Page.

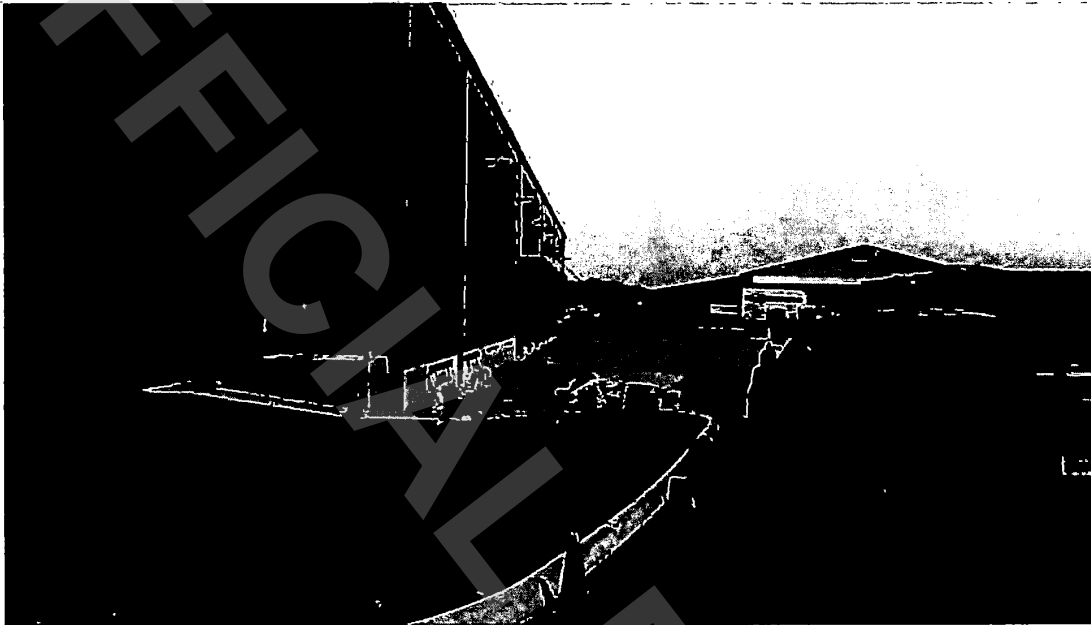


Photo One

Photo One Caption East side truck wells

Clear Photo One



Photo Two

Photo Two Caption South side

Clear Photo Two

BUILDING PHOTOGRAPHS

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OMB No. 1560-0068

Expiration Date: November 30, 2018

ELEVATION CERTIFICATE

Continuation Page

IMPORTANT: In these spaces, copy the corresponding information from Section A.			FOR INSURANCE COMPANY USE
Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 11261 Pulver Road			Policy Number:
City Burlington	State Washington	ZIP Code 98233	Company NAIC Number

If submitting more photographs than will fit on the preceding page, affix the additional photographs below. Identify all photographs with: date taken; "Front View" and "Rear View"; and, if required, "Right Side View" and "Left Side View." When applicable, photographs must show the foundation with representative examples of the flood openings or vents, as indicated in Section A8.



Photo Three

Photo Three Caption East Side

Clear Photo Three

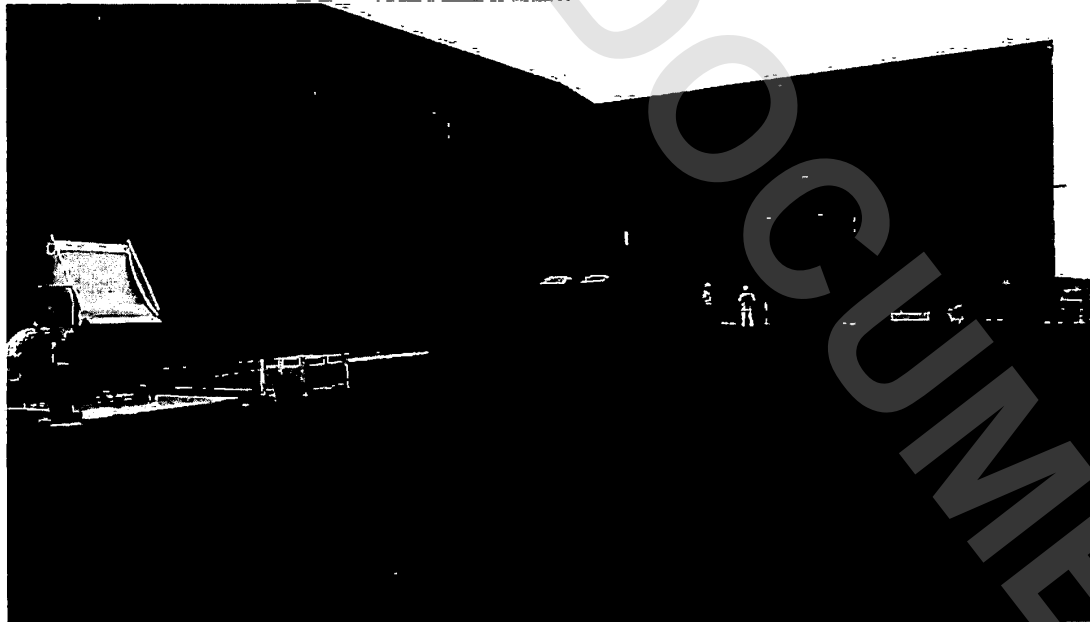


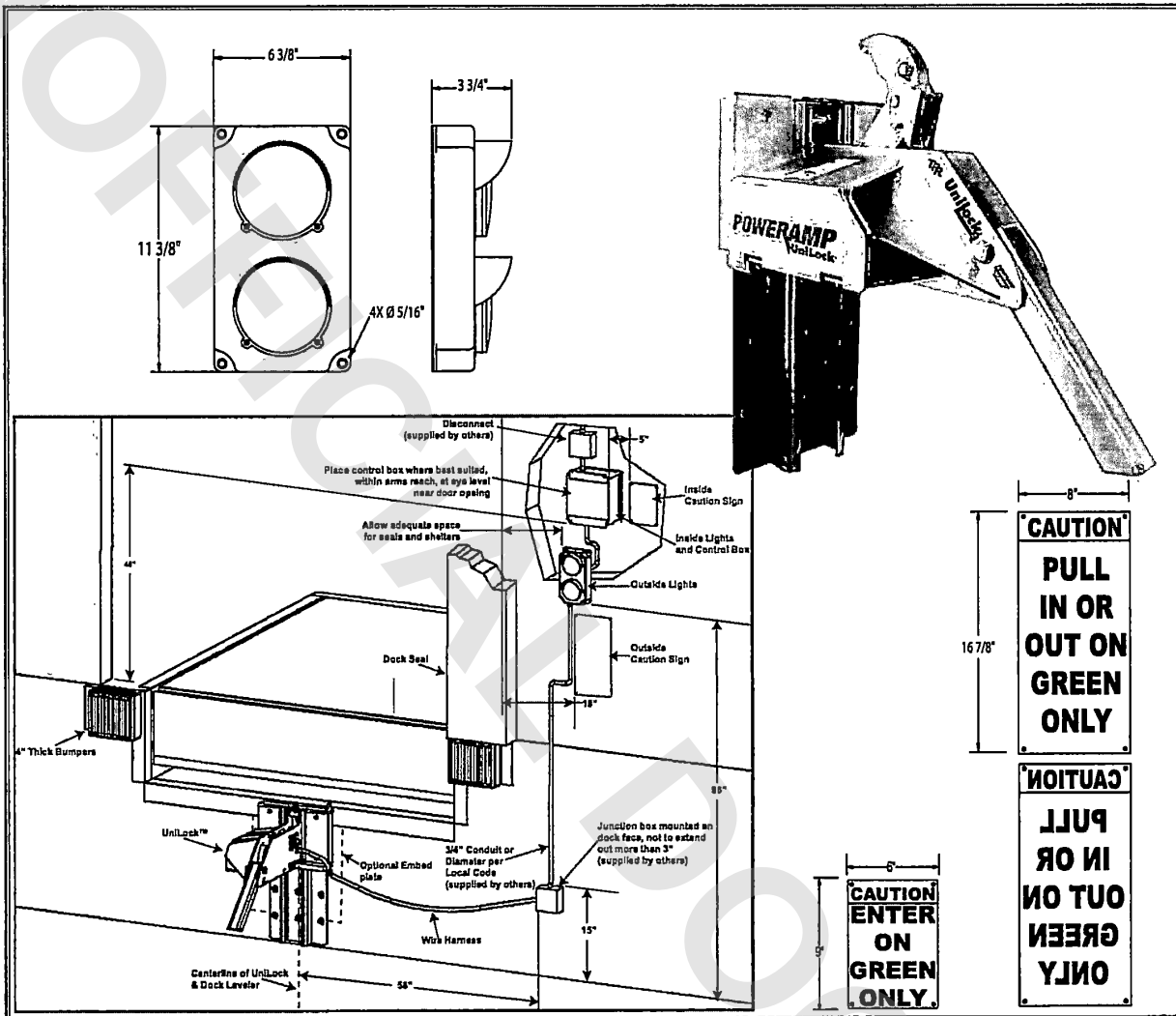
Photo Four

Photo Four Caption North side

Clear Photo Four



TPR UniLock® Vehicle Restraint Specification Sheet and Submittal



STANDARD FEATURES FOR THE UniLock® VEHICLE RESTRAINT

- Push Button Activation
- iDock™ Controls with Interactive Message Display
- Restraining Force In Excess of 32,000 lbs.
- Low Profile 9" Carriage - Service Range 9"-30" Off Grade
- Locking Mechanism Maintains Engagement on the Trailer's Rear Impact Guard (RIG)
- Advanced Cam Design Rotates Hook Away from Rear Impact Guard to Release "RIG Wedge"
- Universally Effective on Any Obstructed RIG, Including Intermodal Trailers with Cover Plates
- IP67 rated motor, submersion proof up to 1 meter
- On-Demand Motor Operation Preserves Energy
- Exclusive Designed Gear Motor and Hook Latching Mechanism Keeps Hook Continuously Engaged
- Advanced Three Light Communication System
- LED Interior and Exterior Lights
- Made in the USA

POWERAMP • Division of Systems, LLC • W194 N11481 McCormick Dr. • Germantown, WI 53022
800.643.5424 • fax: 262.255.4199 • www.Poweramp.com



TPR UniLock® Vehicle Restraint Specification Sheet and Submittal

GENERAL DESCRIPTION: All Poweramp® TPR UniLock® trailer positioned vehicle restraints are designed to secure a cargo trailer's Rear Impact Guard (RIG) to reduce the likelihood of premature trailer separation during the loading/unloading process. The UniLock vehicle restraint features an electric mechanical restraint mechanism, inside iDock™ control panel, exterior communication lights and instructional signs.

CONSTRUCTION: The UniLock vehicle restraint system is a trailer positioned restraint system designed to be permanently mounted to the loading dock foundation. Restraint back plate and housing shall be in a zinc finish for all weather protection. Once activated, the UniLock seeks the RIG and exerts positive pressure to reduce the possibility of premature trailer separation from the dock. The UniLock secures the trailer with over 32,000 lbs. of pull-out force. The motor is IP67 rated, making it submersion proof in up to 1 meter of water for 30 minutes.

OPERATION: As the truck backs into position, the RIG contacts the UniLock spring loaded structural steel housing which rides down its track, allowing the RIG to position itself on top of the housing. The exterior communication light is green and the interior light is red. Once trailer is positioned against the dock bumpers, the operator presses the ENGAGE button allowing the hook to secure the trailer to the loading dock. Once restrained, the interior light is green allowing the dock attendant to safely enter the trailer while the exterior light is red warning the driver not to pull away from the dock. The UniLock restraint maintains contact with the RIG and adjusts automatically with the trailer float motion to assure proper engagement at all times during the loading/unloading operation. After the loading is complete, the operator presses the RELEASE button, rotating the hook away from the RIG first to remove "RIG Wedge" pressure, and then lowering the hook to a safely stored position, which changes the interior light to red while the exterior light changes to green.

If the UniLock is unable to secure the trailer's RIG, the restraint will communicate the fault condition on the message display and by flashing an amber "caution" light. If ByPass of the system is necessary, it is recommended that you secure the trailer by other means before proceeding with the loading/unloading process. In ByPass mode the exterior light is red the interior amber caution light accompanies the green light indicating to the dock attendant to proceed with caution.

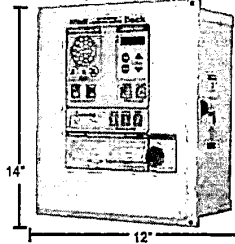
HOOKING RANGE AND CAPACITY: The UniLock restraint system is designed to withstand a pulling force in excess of 32,000 lbs., giving an added margin of safety and protection. Maximum operational range is 4" to 10" horizontally from face of dock bumpers, and 9" to 30" vertically above drive approach.

EXTERIOR LIGHTS: Low profile, traffic style, red, and green LED lights are standard for communication to truck driver. A set of caution signs warns truck driver to "Back In or Pull Out On Green Light Only".

ELECTRICAL: The UniLock vehicle restraint is available as a stand alone unit or combined electronically in a single integrated control panel with your dock leveler selection. Electric motor is 1/10 HP TENV 115v single phase. Interior and exterior 12 volt LED lights are powered by an integral transformer located in the control panel. Electrical control panel is a NEMA 4X enclosure.

Please Note: Unless specifically noted on quotation, all electrical requirements, including mounting of control box, outside lights and signs, are the responsibility of others.

Integrated Control Panel Shown
(Standard Size)



INSTALLATION: Requires mounting of locking unit, control panel, exterior lights and signs in strict accordance with Poweramp Installation Instructions. UniLock can be welded to an optional new construction embed plate or by installing 15 anchor bolts (included) plus 16" of weld to dock curb steel. Mechanical installation is recommended to be performed only by authorized Poweramp Representative.

WARRANTY: All UniLock vehicle restraints feature a full one (1) year base warranty on all structural, mechanical and electrical parts, including freight and labor charges in accordance with Systems, LLC's Standard Warranty Policy. Systems, LLC warrants all components to be free of defects in materials and workmanship, under normal use, during the warranty period. This base warranty period begins upon the completion of installation or the sixtieth (60th) day after shipment, whichever is earlier.

Optional Equipment for UniLock® Vehicle Restraint (Check options desired)

- | | |
|---|--|
| <input type="checkbox"/> Integrated Control Panel | <input type="checkbox"/> Approach Plate with Bracing
(Brick and Block wall recommended) |
| <input type="checkbox"/> Restraint Engaged Interlock
with Leveler | <input type="checkbox"/> Pit Floor Mounting Plate |
| <input type="checkbox"/> Leveler Stored Interlocking | <input type="checkbox"/> Special Nema ____ Enclosure |
| <input type="checkbox"/> Cantilever Bracket
____ Projection | <input type="checkbox"/> Other _____ |
| <input type="checkbox"/> Wall Mounting Embed Plate
(recommended on new construction) | <input type="checkbox"/> Other _____ |

*Options must also be selected on the iDock Controls specification sheet

<p>Customer: _____</p> <p>Job: _____</p> <p>Location: _____</p> <p>Number of Units: _____</p> <p>Voltage/Phase: _____</p> <p>Represented By: _____</p> <p>SalesRep: _____</p>	<p>Certified For Construction:</p> <p>By: _____</p> <p>Date: _____</p> <p>Company: _____</p> <p>City & State: _____</p> <p>Drawing #: _____</p>
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A continuing product improvement process is in effect at Systems, LLC. We reserve the right to make product changes without prior notice.

POWERAMP • Division of Systems, LLC • W194 N11481 McCormick Dr. • Germantown, WI 53022
800.643.5424 • fax: 262.255.4199 • www.Poweramp.com

SS UniLock 06/19