



**202012110136**

12/11/2020 02:02 PM Pages: 1 of 2 Fees: \$104.50  
Skagit County Auditor

Return Name & Address:

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SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

**LOT OF RECORD CERTIFICATION**

File Number: PL\_20-0438

Applicant Name: Jeffrey S & Allison Boon

Property Owner Name: same

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

P#(s): 23213; 340336-0-012-0019; within a Ptn of the SW ¼, of the SW ¼ of Sec 36, Twp. 34, Rge 3.  
As reflected by Boundary Line Adjustment, PL20-0312, AF 202008210118

Lot Size: approximately 1.9 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 Agricultural-Natural Resource Land zoning district in which the lot is 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.

Authorized Signature:

Date: 12/10/2020

See attached map for Lot of Record boundaries.

