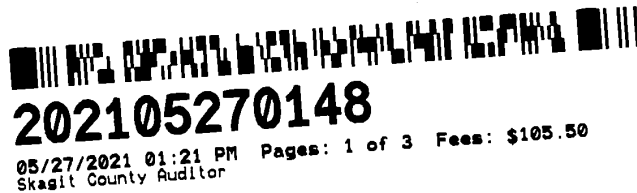


Return Name & Address:



SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

File Number: PL_21-0237

Applicant Name: Zachary A. Kotlerman

Property Owner Name: Zachery A Kotlerman and Sarah L. Kotlerman

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

P#(s): 45925, 46174; 351107-0-037-0006, 351118-0-025-0007; within a Ptn of the SE ¼ of the SE ¼ of Section 7, and a Ptn of the NE ¼ of the NE ¼ of Sec 18, all within Twp. 35, Rge 11.

Lot Size: approximately 2.4 acres

1. CONVEYANCE

☒ **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

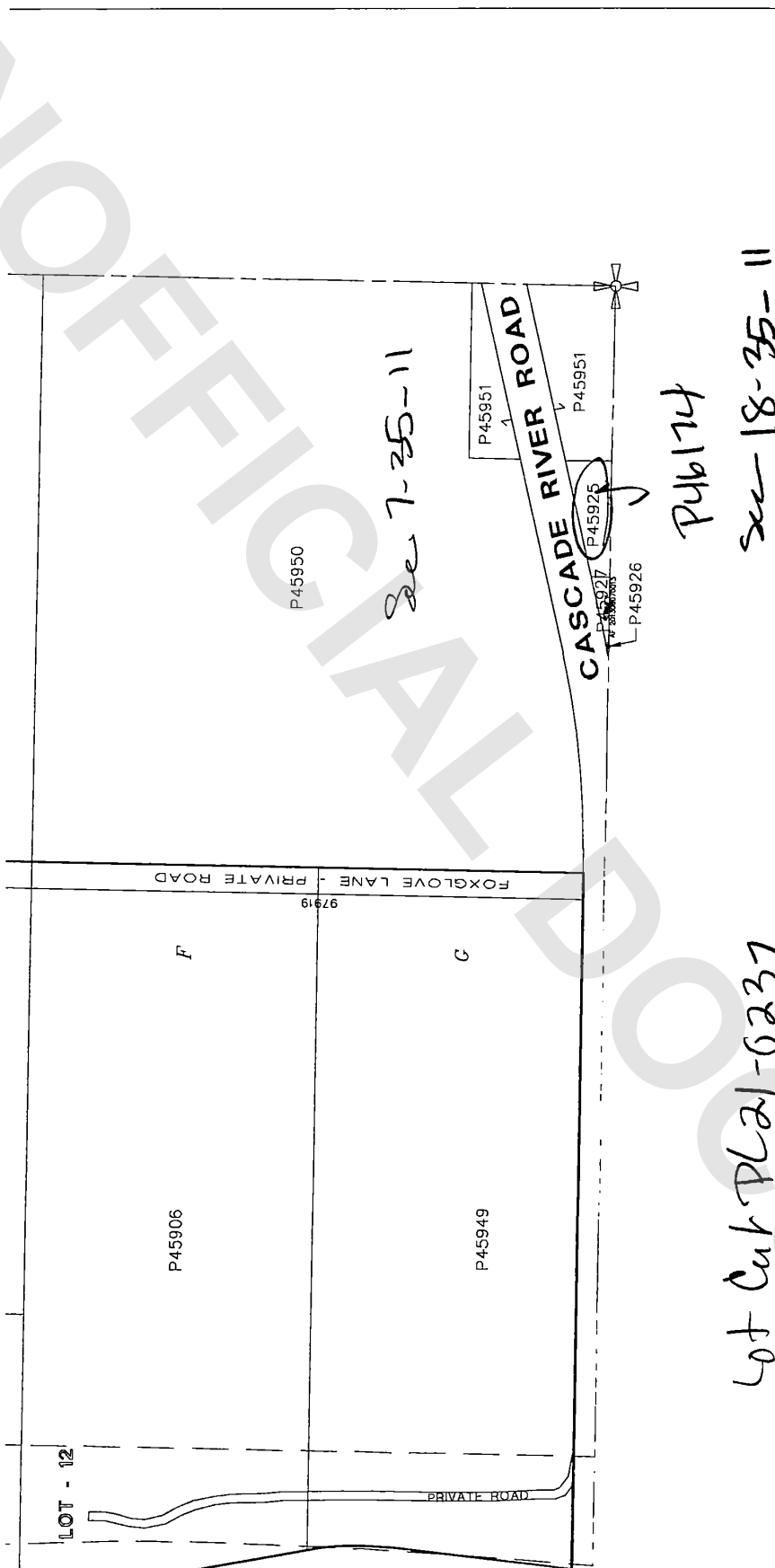
IS, the minimum lot size required for the _____ zoning district in which the lot is located and therefore IS eligible to be considered for development permits.

☒ **IS NOT**, the minimum lot size required for the Rural Reserve zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(i) and therefore IS eligible to be considered for development permits.

Authorized Signature: _____

Date: 5/26/2021

See attached map for Lot of Record boundaries.



Lot Cert PL 21-0237

Sec 1-25-11

CASCADE RIVER ROAD

