



Return Name & Address:

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

File Number: PL_22-0371

Applicant Name: ___ Dan Averill

Property Owner Name: ___Reisner Family Properties LLC

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

P#(s): _132437; 340203-0-022-2009; within a Ptn of the SE ¼ of Sec. 3, Twp. 34, Rge 2. This Lot Certification is to re-establish and recognize P132437 as described on Record of Survey AF 9712230024; AKA Parcel "A".

Lot Size: _approximately 3.9 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

X **IS**, the minimum lot size required for the _Anacortes Urban Growth Area_ 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 is located, but does meet an exemption listed in SCC 14.16.850(4)(c) and therefore IS eligible to be considered for development permits.

Authorized Signature: _____

Maed Roeder

Date: _ 7/27/2022

See attached map for Lot of Record boundaries.

