



202310020072

10/02/2023 02:41 PM Pages: 1 of 2 Fees: \$204.50
Skagit County Auditor

Return Name & Address:

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

Re-record AF 202309260051 to correct "PL" number and other items of error.

File Number: PL 23-0448 _____

Applicant Name: Bradley Metler

Property Owner Name: Gerald Cook

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

P#(s): 45667; 351030-1-021-0006; within a Ptn of the SE ¼ of the NE ¼ of Sec. 30, Twp. 35, Rge 10.
AKA Lot 1, Short Plat 41-80, AF 8006110023.

Lot Size: approximately 4.8 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.

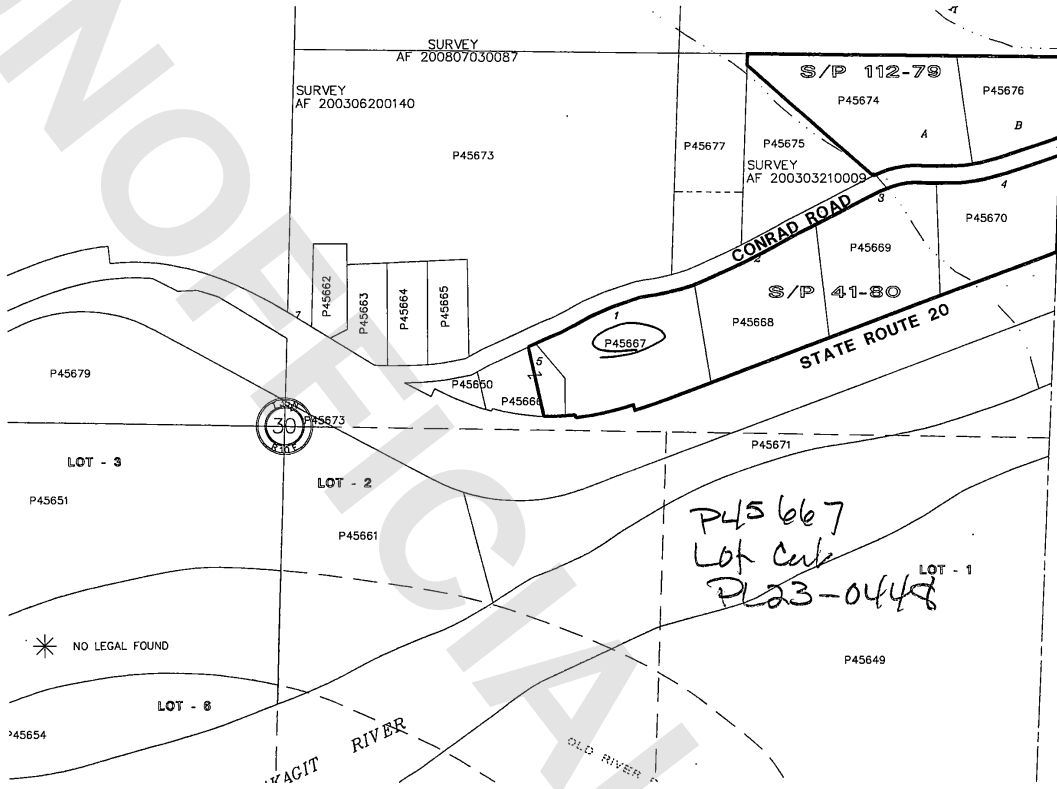
X **IS NOT** the minimum lot size required for the Rural Reserve zoning district in which the lot is located, however, does meet an exemption listed in SCC 14.16.850(4)(c)(i) and therefore IS eligible to be considered for development permits.

Revised Date of Approval:

Authorized Signature: Howe Roeder

Date: 9/28/2023

See attached map for Lot of Record boundaries.



31 32
T 35

* AT
THIS MAP CONT
THAT HAS BEEN
BEST AVAILABL
EXACT LOCATION
IS UNKNOWN.

NW
W
SW
0
Sc

These maps were

UNOFFICIAL DOCUMENT