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PROTECTED CRITICAL AREA SITE PLAN

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Grantor/Owner: Trish Phthalo

Grantee: PUBLIC

Site Address: 7040 Moonset Lane

Property ID #: P36186 & P35648 Assessors Tax Account #: 350411-2-003-0104 & 350402-3-003-0004

Legal Description: NW ¼ NW ¼ Sec. 11 and SW ¼ SW ¼ Sec. 02 Twp. 35N Rng. 04E

Permit/Activity #: PL23-0154

The PROTECTED CRITICAL AREA (PCA) is to be left undisturbed in its natural state. "With the exception of activities identified as Allowed without Standard review under SCC 14.24.070, any land-use activity that can impair the functions and values of critical areas or their buffers through a development activity or by disturbance of the soil or water, and/or by removal of, or damage to, existing vegetation shall require critical areas review and written authorization pursuant to SCC 14.24." SCC 14.24.060

No clearing, grading, filling, logging or removal of woody material, building, construction or road construction of any kind, planting of non-native vegetation or grazing of livestock is allowed within the PCA areas except as specifically permitted by Skagit County on a case-by-case basis consistent with SCC 14.24.

Representations on this site plan may be approximations only and should not be used for purposes other than for determining general locations of critical areas. Development activities beyond the scope of this plan may require additional studies and approvals.

The above references to "Grantor" and "Grantee" shall not be construed as a transfer of property ownership and are used solely for filing with the County Auditor.

Owner: [Signature] Date: 11/13/2023

On this day personally appeared before me TRISH CALE PHTHALO to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and seal of office this 13 day of November, 2023



[Signature]
Notary Public Residing at Mount Vernon, WA
My Commission Expires: 8-30-26

DATE:
NOVEMBER 6, 2023

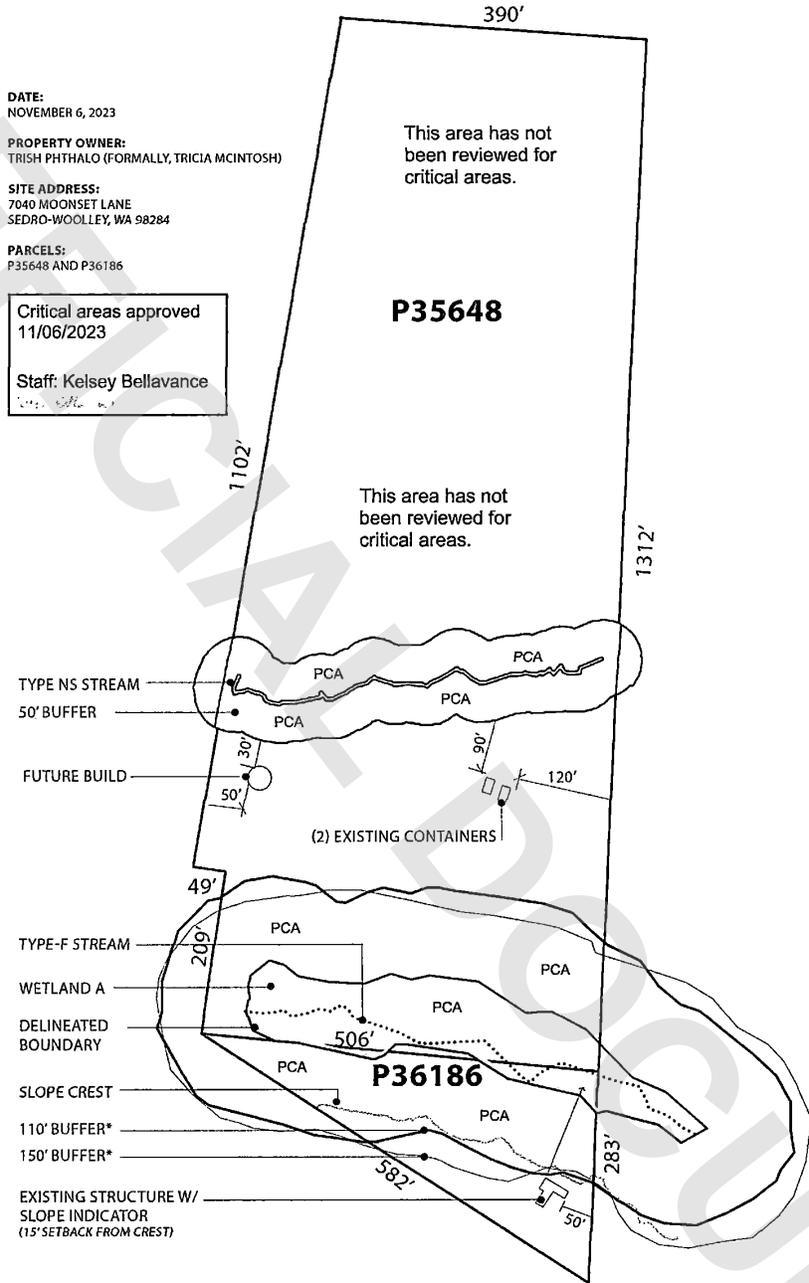
PROPERTY OWNER:
TRISH PHTHALO (FORMALLY, TRICIA MCINTOSH)

SITE ADDRESS:
7040 MOONSET LANE
SEDRO-WOOLLEY, WA 98284

PARCELS:
P35648 AND P36186

Critical areas approved
11/06/2023

Staff: Kelsey Bellavance



*BUFFER AVERAGING WAS IMPLEMENTED TO ALLOW THE EXISTING BUILDING SITE TO REMAIN IN PLACE. THE BUFFERS WERE REDUCED BY A MAXIMUM OF 20% AND INCREASED ELSEWHERE TO ACCOMMODATE. OVERALL SQUARE FOOTAGE OF BUFFER WAS INCREASED.

