

# KITITITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St., Suite 2, Ellensburg, WA 98926

CDS@CO.KITITITAS.WA.US

Office (509) 962-7506

Fax (509) 962-7682

"Building Partnerships – Building Communities"

PERMIT NUMBER: BL-10-00

## KITITITAS COUNTY

### REQUEST FOR PARCEL SEGREGATION, PARCEL COMBINATION AND BOUNDARY LINE ADJUSTMENT

Assessor's Office  
Kittitas County Courthouse  
205 W 5<sup>th</sup>, Suite 101  
Ellensburg, WA 98926

Community Development Services  
Kittitas County Permit Center  
411 N Ruby, Suite 2  
Ellensburg, WA 98926

Treasurer's Office  
Kittitas County Courthouse  
205 W 5<sup>th</sup>, Suite 102  
Ellensburg, WA 98926

KITITITAS COUNTY ENCOURAGES THE USE OF PRE-APPLICATION MEETINGS. PLEASE CONTACT COMMUNITY DEVELOPMENT SERVICES TO SET UP A PRE-APPLICATION MEETING TO DISCUSS A PROPOSED PROJECT.

PLEASE TYPE OR PRINT CLEARLY IN INK. ATTACH ADDITIONAL SHEETS AS NECESSARY. PURSUANT TO KCC 15A.03.030, A COMPLETE APPLICATION IS DETERMINED WITHIN 28 DAYS OF RECEIPT OF THE APPLICATION SUBMITTAL PACKET AND FEE. THE FOLLOWING ITEMS MUST BE ATTACHED TO THE APPLICATION PACKET:

#### REQUIRED FOR SUBMITTAL

- Unified Site Plan of existing lot lines and proposed lot lines with distances of all existing structures, well heads and septic drainfields.
- Signatures of all property owners.

#### OPTIONAL ATTACHMENTS

- An original survey of the current lot lines. (Please do not submit a new survey of the proposed adjusted or new parcels until after preliminary approval has been issued.)
- Legal descriptions of the proposed lots.
- Assessor Compas Information about the parcels.

#### APPLICATION FEE:

\$760 Administrative Segregation (\$630 CDS/\$130 FM)  
\_\_\_ SEGREGATED INTO \_\_\_ LOTS,

\$265 Major Boundary Line Adjustment (\$200 CDS/\$65 FM)  
\_\_\_ B LA BETWEEN PROPERTY OWNERS  
 B LA BETWEEN PROPERTIES IN SAME OWNERSHIP

\$50 COMBINATION  
\_\_\_ COMBINED AT OWNERS REQUEST

\$166 MINOR BOUNDARY LINE ADJUSTMENT (\$101 CDS/\$65FM)  
\_\_\_ B LA BETWEEN PROPERTY OWNERS  
\_\_\_ B LA BETWEEN PROPERTIES IN SAME OWNERSHIP

#### FOR STAFF USE ONLY

APPLICATION RECEIVED BY:  
(CDS STAFF SIGNATURE)

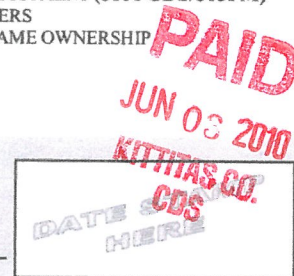
X

DATE:

06-03-10

RECEIPT #

\_\_\_\_\_



NOTES:

\_\_\_\_\_  
\_\_\_\_\_

REQUEST for PARCEL SEGREGATION and BOUNDARY LINE ADJUSTMENTS

THIS FORM MUST BE SIGNED BY COMMUNITY DEVELOPMENT SERVICES AND THE TREASURER'S OFFICE PRIOR TO SUBMITTAL TO THE ASSESSOR'S OFFICE.

1. Contact information:

Haberman C/O Cruse and Assoc
Applicant's Name
Ellensburg
City
962-8242
Phone number

P.O. Box 959
Address
WA, 98926
State, Zip Code
cruseandassoc@kvalley.com
Email Address

2. Street address of property:

Address: 3260 Lyons Road
City/State/ZIP: Ellensburg, WA 98926

3. Zoning Classification: COM-AG

Original Parcel Number(s) & Acreage (1 parcel number per line)
18-19-27000-0011 5.00 Ac.
18-19-27000-0017 50.66 Ac.
New Acreage (Survey Vol. \_\_\_\_, Pg \_\_\_\_ )
5.00 Ac.
50.66 Ac.

Applicant is: [X] Owner [ ] Purchaser [ ] Lessee [X] Other
Richard Haberman (Owner Signature Required)
Chris Cruse (Applicant Signature (if different from owner))

Treasurer's Office Review

Tax Status: \_\_\_\_\_ By: \_\_\_\_\_ Date: \_\_\_\_\_
Kittitas County Treasurer's Office

Community Development Services Review

- ( ) This segregation meets the requirements for observance of intervening ownership.
( ) This segregation does meet Kittitas County Code Subdivision Regulations (Ch. 16.04 Sec. \_\_\_\_ )
( ) This segregation does meet Kittitas County Code Subdivision Regulations (Ch. 16.04.020 (5)
Deed Recording Vol. \_\_\_\_ Page \_\_\_\_ Date \_\_\_\_ \*\*Survey Required: Yes \_\_\_\_ No \_\_\_\_
( ) This BLA meets the requirements of Kittitas County Code (Ch. 16.08.055).

Card #: \_\_\_\_\_ Parcel Creation Date: \_\_\_\_\_
Last Split Date: \_\_\_\_\_ Current Zoning District: \_\_\_\_\_
Review Date: \_\_\_\_\_ By: \_\_\_\_\_
\*\*Survey Approved: \_\_\_\_\_ By: \_\_\_\_\_

Notice: Kittitas County does not guarantee a buildable site, legal access, available water or septic areas, for parcels receiving approval for a Boundary Line Adjustment or Segregation.

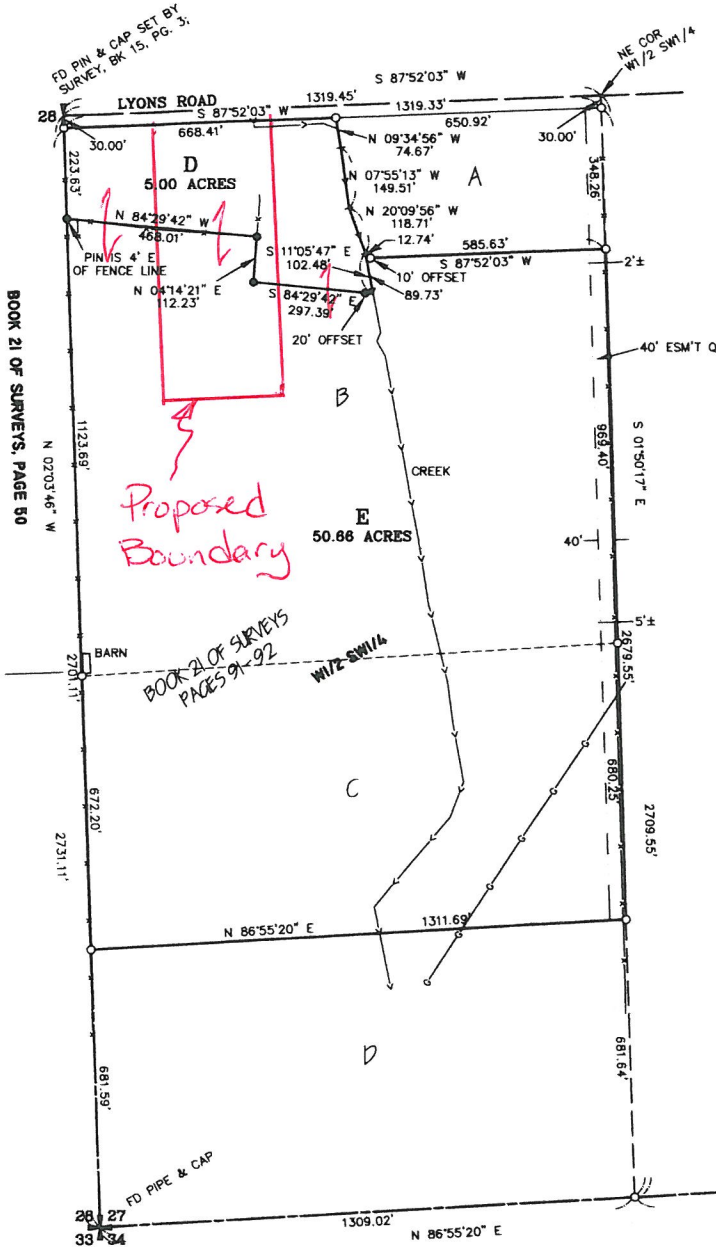
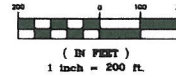
PART OF THE SW 1/4 OF SECTION 27,  
TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M.



LEGEND

- SET PIN & CAP
- FOUND PIN & CAP
- x — FENCE
- G — NATURAL GAS PIPELINE
- ( ) PREVIOUSLY RECORDED DATA

GRAPHIC SCALE



LEGAL DESCRIPTIONS

ORIGINAL PARCELS

PARCELS B AND C OF THAT CERTAIN SURVEY AS RECORDED SEPTEMBER 13, 1995 IN BOOK 21 OF SURVEYS AT PAGES 91-92, UNDER AUDITOR'S FILE NO. 585252, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL D

PARCEL D OF THAT CERTAIN SURVEY AS RECORDED OCTOBER 1, 1996 IN BOOK 22 OF SURVEYS AT PAGE 12, UNDER AUDITOR'S FILE NO. 19961001-022, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

PARCEL E

PARCEL E OF THAT CERTAIN SURVEY AS RECORDED OCTOBER 1, 1996 IN BOOK 22 OF SURVEYS AT PAGE 12, UNDER AUDITOR'S FILE NO. 19961001-022, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 18 NORTH, RANGE 19 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

NOTES:

1. THIS SURVEY WAS PERFORMED USING A TOPCON GTS-3C TOTAL STATION. THE CONTROLLING MONUMENTS AND PROPERTY CORNERS SHOWN HEREON WERE LOCATED, STAKED AND CHECKED FOR A CLOSED FIELD TRAVERSE IN EXCESS OF 1:10,000 LINEAR CLOSURE AFTER AZIMUTH ADJUSTMENT.
2. THIS SURVEY MAY NOT SHOW ALL EASEMENTS WHICH MAY PERTAIN TO THIS PROPERTY.
3. THESE PARCELS ARE EXEMPT FROM THE KITTITAS COUNTY SUBDIVISION ORDINANCE UNDER CHAP. 16.04.020(5).
4. FOR SECTION SUBDIVISION, CORNER DOCUMENTATION AND ADDITIONAL SURVEY INFORMATION, SEE BOOK 21 OF SURVEYS, PAGES 91-92. CORNERS VISITED AS STATED THEREON.
5. THE BASIS OF BEARINGS SHOWN HEREON IS THE WASHINGTON COORDINATE SYSTEM, SOUTH ZONE, NAD '27.

BOOK 21 OF SURVEYS, PAGE 50

Proposed Boundary

BOOK 21 OF SURVEYS  
PAGES 91-92

X			
X			

AUDITOR'S CERTIFICATE

Filed for record this 1ST day of OCTOBER, 1996, at 4:24 P.M., in Book 22 of Surveys at page(s) 12 at the request of Cruse & Nelson.

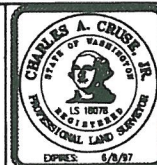
BEVERLY M. ALLENBAUGH BY: *P. Duell, Deputy*  
KITTITAS COUNTY AUDITOR

SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Recording Act at the request of CHARLIE STEWART in SEPTEMBER of 1996.

*Charles A. Cruse, Jr.*  
CHARLES A. CRUSE, JR.  
Professional Land Surveyor

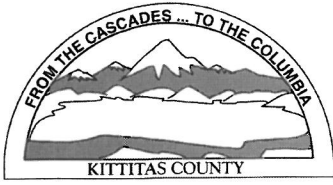
OCTOBER 1, 1996  
DATE  
License No. 18078



**CRUSE & NELSON**  
PROFESSIONAL LAND SURVEYORS  
217 East Fourth Street P.O. Box 959  
Ellensburg, WA 98928 (509) 925-4747

**STEWART PROPERTY**

22-94



KITTITAS COUNTY PERMIT CENTER  
411 N. RUBY STREET, ELLENSBURG, WA 98926

**RECEIPT NO.: 00007911**

COMMUNITY DEVELOPMENT SERVICES  
(509) 962-7506

PUBLIC HEALTH DEPARTMENT  
(509) 962-7698

DEPARTMENT OF PUBLIC WORKS  
(509) 962-7523

**Account name:** 001993

**Date:** 6/3/2010

**Applicant:** CRUSE & ASSOCIATES, LLC

**Type:** check # 6259

<u>Permit Number</u>	<u>Fee Description</u>	<u>Amount</u>
BL-10-00023	BOUNDARY LINE ADJUSTMENT MAJOR	200.00
BL-10-00023	BLA MAJOR FM FEE	65.00
	Total:	265.00