

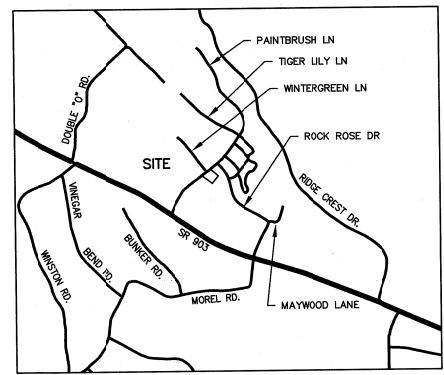
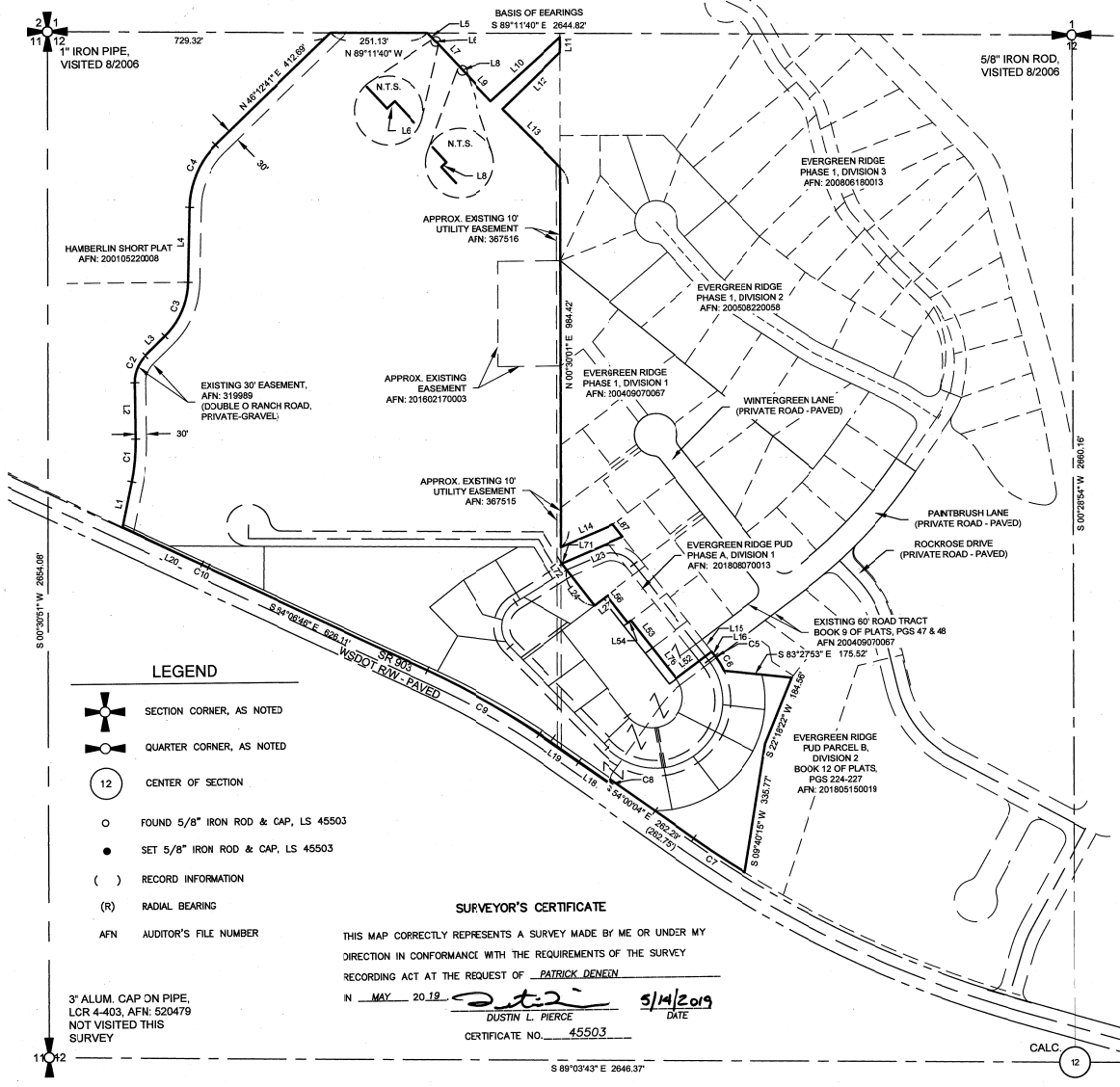
13/30

05/21/2019 12:23:57 PM V. 13 P. 38 201905210013
D.L.P. EVERGREEN RIDGE PUD ROCKBERRY LOOP
Kittitas County Auditor

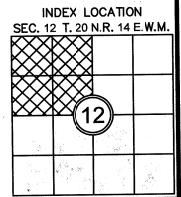
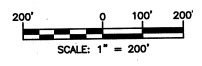
EVERGREEN RIDGE P.U.D. - ROCKBERRY LOOP PLAT

A PORTION OF THE NORTHWEST 1/4 OF SECTION 12,
TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.
KITITAS COUNTY, STATE OF WASHINGTON

RZ-01-00010
LPF-19-00001



VICINITY MAP - N.T.S.



- ### LEGEND
- SECTION CORNER, AS NOTED
 - QUARTER CORNER, AS NOTED
 - CENTER OF SECTION
 - FOUND 5/8" IRON ROD & CAP, LS 45503
 - SET 5/8" IRON ROD & CAP, LS 45503
 - RECORD INFORMATION
 - RADIAL BEARING
 - AFN AUDITOR'S FILE NUMBER

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 PATRICK DENEEN

N MAY 20 19 D.L.P. DATE 5/14/2019
DUSTIN L. PIERCE
CERTIFICATE NO. 45503

3" ALUM. CAP ON PIPE,
LCR 4-403, AFN: 520479
NOT VISITED THIS
SURVEY

AUDITOR'S CERTIFICATE 201905210015

FILED FOR RECORD THIS 21ST DAY OF MAY 2019 AT 12:23 P.M.
IN BOOK 13 OF Plats AT PAGE 30 AT THE REQUEST OF

DUSTIN L. PIERCE
SURVEYOR'S NAME
JERALD V. PETTIT
County Auditor

Patrick Deneen
Deputy County Auditor

Encompass

ENGINEERING & SURVEYING

Western Washington Division
165 NE Juniper Street, Ste. 201 • Issaquah, WA 98027 • Ph: (425) 392-0250 • Fax: (425) 391-3055

Eastern Washington Division
407 Swilwater Blvd. • Cle Elum, WA 98922 • Ph: (509) 674-7433 • Fax: (509) 674-7419

EVERGREEN RIDGE P.U.D. - ROCKBERRY LOOP PLAT

PREPARED FOR
PATRICK DENEEN
A PORTION OF THE NORTHWEST 1/4 OF SECTION 12,
TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.
KITITAS COUNTY WASHINGTON

DWN BY	DATE	JOB NO.
D.L.P./G.W.	05/2019	16078
CHKD BY	SCALE	SHEET
D.L.P.	1" = 200'	1 OF 6

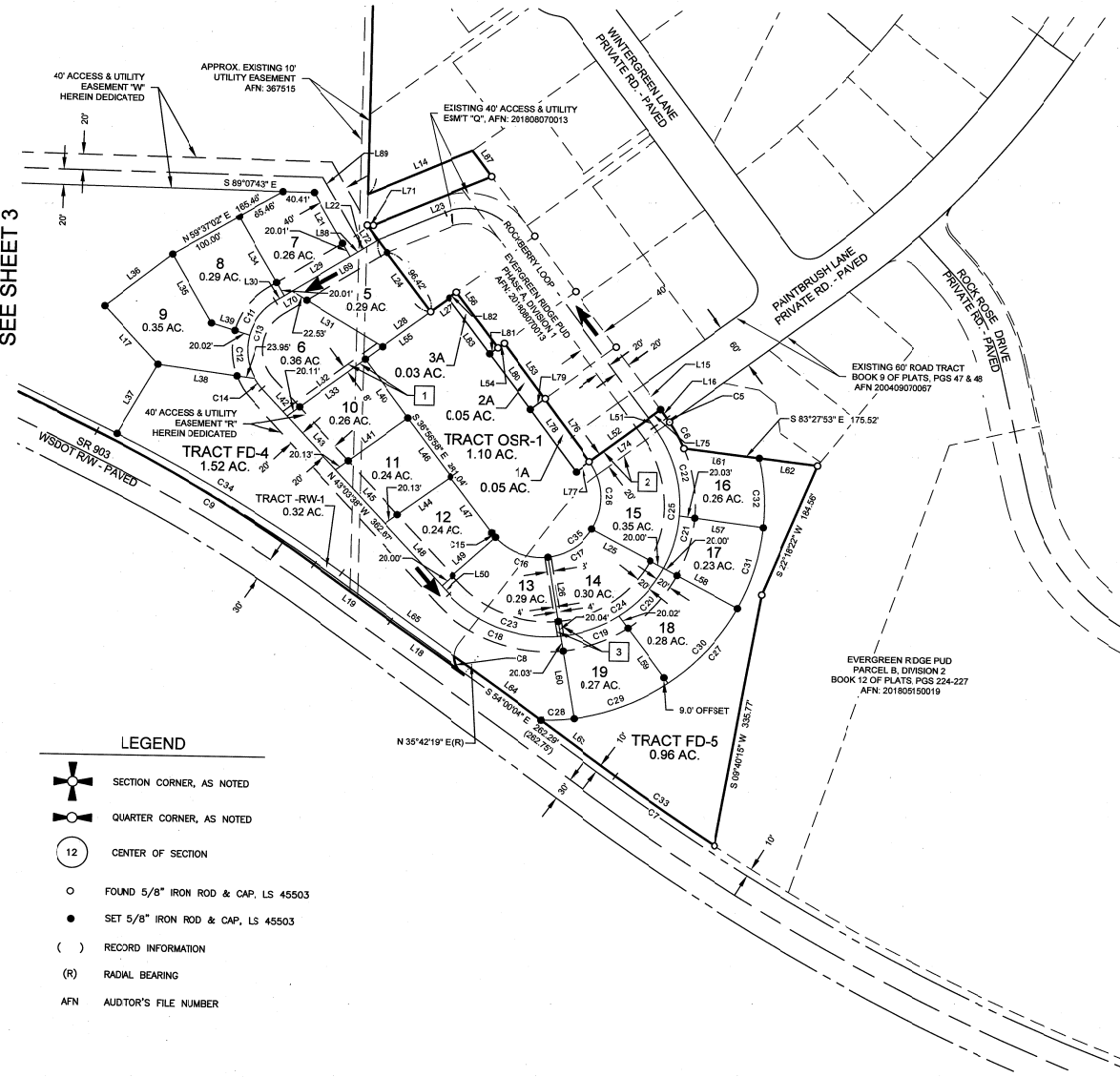
05/21/2019 12:23:57 PM V: 13 P: 31 201905210015
 EVERGREEN RIDGE PUD ROCKBERRY LOOP
 SHEET 2 OF 6

EVERGREEN RIDGE P.U.D. - ROCKBERRY LOOP PLAT
 A PORTION OF THE NORTHWEST 1/4 OF SECTION 12,
 TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.
 KITTITAS COUNTY, STATE OF WASHINGTON

RZ-01-00010
 LPF-19-00001

SEE SHEET 3

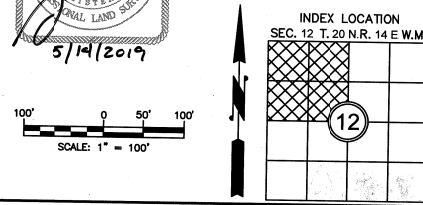
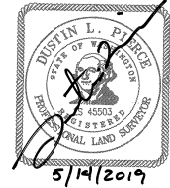
SEE SHEET 3



- LEGEND**
- SECTION CORNER, AS NOTED
 - QUARTER CORNER, AS NOTED
 - CENTER OF SECTION
 - FOUND 5/8" IRON ROD & CAP, LS 45503
 - SET 5/8" IRON ROD & CAP, LS 45503
 - RECORD INFORMATION
 - RADIAL BEARING
 - AFN AUDITOR'S FILE NUMBER

- 8.00 FOOT TRAIL EASEMENT "S", HEREIN DEDICATED
- 20.00 FOOT ACCESS & UTILITY EASEMENT "T", HEREIN DEDICATED
- 8.00 FOOT TRAIL EASEMENT "U", HEREIN DEDICATED

TRACTS:
 FD-1 - FUTURE DEVELOPMENT TRACT - DESIGNATION NUMBER
 OSR-1 - OPEN SPACE RECREATION TRACT - DESIGNATION NUMBER



AUDITOR'S CERTIFICATE 201905210015
 FILED FOR RECORD THIS 21ST DAY OF May 2019 AT 12:23 P.M.
 IN BOOK 13 OF Plats AT PAGE 31 AT THE REQUEST OF
 DUSTIN L. PIERCE
 SURVEYOR'S NAME
 JERALD V. PETTIT
 County Auditor
 Deputy County Auditor

Encompass
 ENGINEERING & SURVEYING

Western Washington Division
 165 NE Juniper Street, Ste. 201 • Issaquah, WA 98027 • Ph: (425) 392-0250 • Fax: (425) 391-3055
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EVERGREEN RIDGE P.U.D.-ROCKBERRY LOOP PLAT
 PREPARED FOR
 PATRICK DENEEN
 A PORTION OF THE NORTHWEST 1/4 OF SECTION 12,
 TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.
 KITTITAS COUNTY WASHINGTON

DWN BY	DATE	JOB NO.
D.L.P./G.W.	05/2019	16078
CHKD BY	SCALE	SHEET
D.L.P.	1" = 100'	2 OF 6

13/32

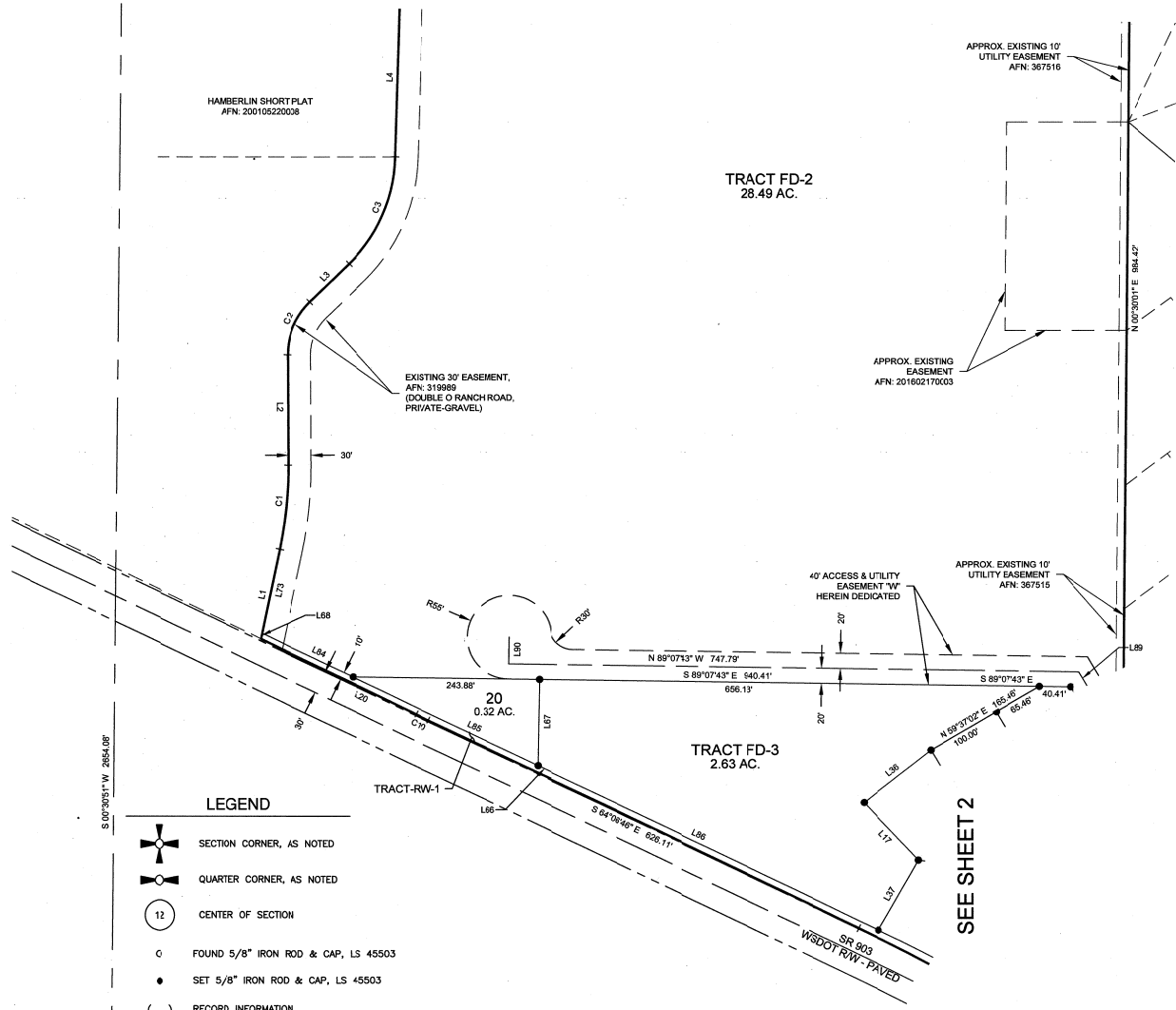
05/21/2019 12:23:57 PM V. 13 P. 32 201905210015
DUSTIN L. PIERCE
SURVEYOR
KITTITAS COUNTY
1111 East
COLUMBIA ST
PACIFIC, WA 98941



EVERGREEN RIDGE P.U.D. - ROCKBERRY LOOP PLAT

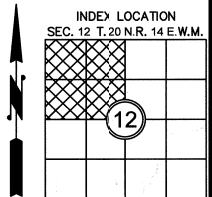
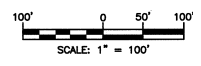
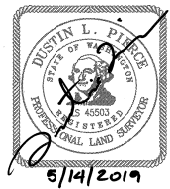
A PORTION OF THE NORTHWEST 1/4 OF SECTION 12,
TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.
KITTITAS COUNTY, STATE OF WASHINGTON

RZ-01-00010
LPF-19-03001



- 1 8.00 FOOT TRAIL EASEMENT "S", HEREIN DEDICATED
- 2 20.00 FOOT ACCESS & UTILITY EASEMENT "T", HEREIN DEDICATED
- 3 8.00 FOOT TRAIL EASEMENT "U", HEREIN DEDICATED

TRACTS:
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 - AUDITOR'S FILE NUMBER

AUDITOR'S CERTIFICATE 201905210015
FILED FOR RECORD THIS 21ST DAY OF May 20 19 AT 12:23P
IN BOOK 13 OF Plats AT PAGE 32 AT THE REQUEST OF
DUSTIN L. PIERCE
SURVEYOR'S NAME
JERALD V. PETTIT
County Auditor
Deputy County Auditor



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EVERGREEN RIDGE P.U.D. - ROCKBERRY LOOP PLAT
PREPARED FOR
PATRICK DENEN
A PORTION OF THE NORTHWEST 1/4 OF SECTION 12,
TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.
KITTITAS COUNTY WASHINGTON

DWN BY D.L.P./G.W.	DATE 05/2019	JOB NO. 13078
CHKD BY D.L.P.	SCALE 1" = 100'	SHEET 3 OF 6

SEE SHEET 2

EVERGREEN RIDGE P.U.D. - ROCKBERRY LOOP PLAT
A PORTION OF THE NORTHWEST 1/4 OF SECTION 12,
TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.
KITITAS COUNTY, STATE OF WASHINGTON

PROPERTY OWNER:

TEANAWAY RIDGE LLC, A WASHINGTON LIABILITY COMPANY
PO BOX 808
CLE ELUM, WA 98922

&
DK PROFESSIONAL CONSULTANTS, INC.
304 W 1ST STREET
CLE ELUM, WA 98922-1002

PROPERTY INFORMATION:

PARCEL NUMBERS: 960719 AND 960584
MAP NUMBERS: 20-14-12073-0100 AND 20-14-12072-0003
19 LOTS & 6 TRACTS
WATER SOURCE: EVERGREEN VALLEY GROUP A SYSTEM

ADJACENT PROPERTY OWNERS:

APN (ASSESSOR'S PARCEL NO.)

APN 592534
GARY W CHOZENA
SCOTT D EVANS ETUX
1457 130TH AVE NE
BELLEVUE WA 98005

APN 772534
RANDO & KETA WICK
17387 SE 54TH PL
BELLEVUE WA 98941-0728

APN 642534
APN 960585
APN 12065
TEANAWAY RIDGE LLC
PO BOX 808
CLE ELUM WA 98922-0808

APN 16471
RANDO & KETA WICK
17387 SE 54TH PL
BELLEVUE WA 98906-5919

APN 152534
CRAIG & MARIANNE PATTON
PO BOX 878
MILTON WA 98354-0878

APN 17388
APN 17389
GORDON MORSHEAD ETUX
PO BOX 1492
RONALD WA 98940-0015

APN 312534
MARK MOREAU ETUX
PO BOX 1483
RONALD WA 98983

APN 162534
10300 CLE ELUM LLC
8635 FAUNTEROY WAY SW
SEATTLE WA 98136-2439

APN 142534
JIM & SHEILA SCHUMACHER
PO BOX 1361
RONALD WA 98940-1361

APN 221934
LANDY D SCHUBERT ETUX
39524 200TH AVE SE
AUBURN WA 98092

APN 960716
APN 960718
DK PROFESSIONAL CONSULTANTS INC
304 W 1ST STREET
CLE ELUM WA 98922-1002

APN 041934
ROBIN A ZUKOSKI ETAL TRUST
% ELIZABETH J ZUKOSKI
1901 E MIRVAL CUARTO
TUCSON AZ 85718

APN 20186
KEVIN D BEAN
420 190TH AVE E
LAKE TAPES WA 98391-5609

APN 21812
WAYNE L & LINDSEY H ASMUSSEN
7324 233RD PL NE
REDMOND WA 98053-7970

APN 20188
JAVIER ARRUIPEA GITLIN &
ANALIA B VILLALBA
156 WINTERGREEN LANE
RONALD WA 98940

APN 20184
JAY KNAPP ETUX
11610 SE 62ND ST
BELLEVUE WA 98006

APN 20190
MAUREEN DUGGAN
26 GROVE ROAD
CROMWELL CT 06416-1312

APN 241934
MARQUES & RACHEL JOHNSON
21204 NE 13TH CT
SAMMAMISH WA 98074-6751

APN 20191
KIRK & JONI NEPLER
8514 FAUNTLEE CRST SW
SEATTLE WA 98136-2535

APN 960717
CHRISTOPHER DEAN MCEVER
3931 SW APROYO DRIVE
SEATTLE WA 98146-1660

APN 21813
MICHAEL W & ELIZABETH D THOMAS
4136 SW HOLZEN STREET
SEATTLE WA 98136-2150

APN 960583
DANIEL M & REBECCA L LEWIS
18948 84TH PL NE
BOTHELL WA 98011-3345

APN 20202
BOULDER CREEK DEVELOPMENT CO INC
PO BOX 808
CLE ELUM WA 98922

APN 302534
VERALD J & TAMMY L SASELLI
PO BOX 1390
RONALD WA 98940-1390

APN 762534
JEFFREY S & TAMARA R HAYWOOD
TRUSTEES
216 34TH AVE NW
GIG HARBOR WA 98335-7832

APN 122534
TYLER B & EMILY K TACHELL
15923 FILBERT DRIVE
BOTHELL WA 98012-9604

APN 732534
BRIAN I CLARK
PO BOX 1522
RONALD WA 98940

APN 282534
STEPHEN B SMITH JR
JENNIFER E SMITH
PO BOX 1406
RONALD WA 98940-1406

APN 021934
APN 231934
JAMES E & DONNA A ANKROM
3511 132ND AVE SE
SNOHOMISH WA 98290-4794

APN 960715
PERRY & SUSAN K PURDIN
18910 52ND ST E
BONNEY LAKE WA 98391-8877

SURVEY NOTES:

- THE PURPOSE OF THIS SURVEY IS TO ILLUSTRATE PARCELS AS SHOWN HEREON AND TO FACILITATE SATISFYING THE CONDITIONS FOR APPROVAL FOR AN APPLICATION FOR A PLAT SUBMITTED SEPARATELY TO KITITAS COUNTY.
- THIS SURVEY WAS PERFORMED USING A TRIMBLE S7, 3" TOTAL STATION WITH RESULTING ACCURACY THAT MEETS OR EXCEEDS STANDARDS PER WAC 332-130-09C.
- THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS, ENCUMBRANCES OR RESTRICTIONS OF RECORD OR OTHERWISE.
- FOR ADDITIONAL SURVEY AND REFERENCE INFORMATION, SEE THE FOLLOWING:
 - BOOK 9 OF PLATS, PAGES 47-48, APN: 200409070067
 - BOOK 10 OF PLATS PAGES 214-220, APN: 200705300004
 - BOOK 10 OF PLATS PAGES 184-185, APN: 200610120013
 - BOOK 12 OF PLATS PAGES 224-227, APN: 201805150019
 - BOOK 12 OF PLATS, PAGES 242-246, APN: 201808070013
 - BOOK 32 OF SURVEYS, PAGES 134 THRU 137, APN: 200604170033
 - BOOK L OF SHORT PLATS, PAGES 142 THRU 145, APN: 101803060001

RECORDS OF KITITAS COUNTY, STATE OF WASHINGTON AND THE SURVEYS REFERENCED THEREON.

- THE BASIS OF BEARINGS IS PER THE FOUND MONUMENTS ALONG THE NORTH BOUNDARY LINE OF THE NW 1/4 OF SECTION 12, AS NOTED HEREON.

PLAT NOTES:

- A PUBLIC UTILITY EASEMENT 10 FEET IN WIDTH IS RESERVED ALONG ALL LOT LINES. THE 10 FOOT EASEMENT SHALL ABUT THE EXTERIOR PLAT BOUNDARY AND SHALL BE DIVIDED 5 FEET ON EACH SIDE OF INTERIOR LOT LINES. SAID EASEMENT SHALL ALSO BE USED FOR IRRIGATION.
- PER RCW 17.10.140 LANDOWNERS ARE RESPONSIBLE FOR CONTROLLING AND PREVENTING THE SPREAD OF NOXIOUS WEEDS. ACCORDINGLY, THE KITITAS COUNTY NOXIOUS WEED BOARD RECOMMENDS IMMEDIATE RESEEDING OF AREAS DISTURBED BY DEVELOPMENT TO PRECLUDE THE PROLIFERATION OF NOXIOUS WEEDS.
- ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE THE KITITAS COUNTY ROAD STANDARDS.
- AN APPROVED ACCESS PERMIT WILL BE REQUIRED FROM THE DEPARTMENT OF PUBLIC WORKS PRIOR TO CREATING ANY NEW DRIVEWAY ACCESS OR PERFORMING WORK WITHIN THE COUNTY ROAD RIGHT-OF-WAY.
- ENTIRE PRIVATE ROAD SHALL ACHIEVE 90% COMPACTION AND SHALL BE INSPECTED AND CERTIFIED BY A LICENSED ENGINEER IN THE STATE OF WASHINGTON SPECIFYING THAT THE ROAD MEETS CURRENT KITITAS COUNTY ROAD STANDARDS PRIOR TO THE ISSUANCE OF AN OCCUPANCY PERMIT FOR THIS PLAT.
- KITITAS COUNTY WILL NOT ACCEPT PRIVATE ROADS FOR MAINTENANCE AS PUBLIC STREETS OR ROADS UNTIL SUCH STREETS OR ROADS ARE BROUGHT INTO CONFORMANCE WITH CURRENT COUNTY ROAD STANDARDS. THIS REQUIREMENT WILL INCLUDE THE HARD SURFACE PAVING OF ANY STREET OR ROAD SURFACED ORIGINALLY WITH GRAVEL.
- THE ROADS WITHIN THIS PLAT WILL NOT BE "ON-SYSTEM" COUNTY ROADS UNTIL THEY ARE CONSTRUCTED AND APPROVED BY KITITAS COUNTY PUBLIC WORKS, AND ACCEPTED ONTO THE COUNTY SYSTEM THROUGH RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS. THE DEVELOPER IS RESPONSIBLE FOR ALL MAINTENANCE AND OPERATION UNTIL SUCH TIME, AS DESCRIBED IN THE KITITAS COUNTY ROAD STANDARDS (VESTED 2004 ROAD STANDARDS).
- EVERGREEN RIDGE P.U.D.-ROCKBERRY LOOP PLAT WILL BE SUPPLIED SEWER SERVICE ACCORDING TO FILE Z-05-33 AT KITITAS COUNTY COMMUNITY DEVELOPMENT SERVICES.
- METERING IS REQUIRED FOR ALL NEW USES OF DOMESTIC WATER FOR RESIDENTIAL WELL CONNECTIONS AND USAGE MUST BE RECORDED IN A MANNER CONSISTENT WITH KITITAS COUNTY CODE CHAPTER 13.33.027 AND ECOLOGY REGULATIONS.
- PLATTING OF THESE PARCELS WILL REFLECT DENSITIES CORRESPONDING AND BEING CONSISTENT WITH THE DENSITIES & USES APPROVED UNDER ORDINANCES 2001-17 & 2006-26 AND THE ADDENDUM ATTACHMENT A.1.
- ONCE PARCELS ARE PLATTED, FURTHER DIVISION WITHIN THE PLATTED PARCELS, WILL BE SUBMITTED FOR FINAL PLAT REVIEW & APPROVAL BY KITITAS COUNTY.
- TRACT OSR-1 (OPEN SPACE RECREATION) SHALL BE OWNED AND MAINTAINED BY THE ROSLYN RIDGE ACTIVITY CENTER AS A RECREATION AREA AVAILABLE TO THE RESIDENTS OF ROSLYN RIDGE.
- VEHICULAR TRAFFIC ON ROCKBERRY LOOP SHALL TRAVEL ONE WAY AS INDICATED BY THE DIRECTIONAL ARROWS SHOWN HEREON.
- THE APPROVAL OF THIS DIVISION OF LAND PROVIDES NO GUARANTEE THAT USE OF WATER UNDER THE GROUND WATER EXEMPTION (RCW 90.44.050) FOR THIS PLAT OR ANY PORTION THEREOF WILL NOT BE SUBJECT TO CURTAILMENT BY THE DEPARTMENT OF ECOLOGY OR A COURT OF LAW.

EASEMENT PROVISION:

AN EASEMENT IS HEREBY GRANTED TO AND RESERVED FOR PUGET SOUND ENERGY COMPANY, EVERGREEN VALLEY WATER SYSTEMS, INC., ROSLYN TELEPHONE COMPANY, AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS UNDER AND UPON THE EXTERIOR TEN FEET PARALLEL WITH AND ADJACENT TO THE ROAD FRONTAGE OF ALL LOTS IN WHICH TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE AND MAINTAIN UNDERGROUND CONDUITS, CABLES AND WIRES WITH NECESSARY FACILITIES AND OTHER EQUIPMENT FOR THE PURPOSE OF SERVING THIS SUBDIVISION AND OTHER PROPERTY WITH ELECTRIC, NATURAL GAS, TELEPHONE, AND WATER SERVICE. TOGETHER WITH THE RIGHT TO ENTER UPON THE LOTS AT ALL TIMES FOR THE PURPOSE HEREIN STATED. THESE EASEMENTS ENTERED UPON FOR THESE PURPOSES SHALL BE RESTORED AS NEAR AS POSSIBLE TO THEIR ORIGINAL CONDITION.

LEGAL DESCRIPTION PER CHICAGO TITLE INSURANCE COMPANY POLICY NO. 72156-4658913.

TRACT FD-1 EVERGREEN RIDGE P.U.D. - PARCEL A, DIVISION 1, IN THE COUNTY OF KITITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 12 OF PLATS, PAGES 242 THROUGH 246, RECORDS OF SAID COUNTY.

AND

LOT 2C, EVERGREEN RIDGE P.U.D. - PARCEL B, DIVISION 2, IN THE COUNTY OF KITITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 12 OF PLATS, PAGES 224 THROUGH 227, RECORDS OF SAID COUNTY.



AUDITOR'S CERTIFICATE 201905210015

FILED FOR RECORD THIS 21ST DAY OF May 2019 AT 12:29p

IN BOOK 13 OF PLATS AT PAGE 4 AT THE REQUEST OF

DUSTIN L. PIERCE
SURVEYOR'S NAME
JERALD V. PETTIT
County Auditor

Deputy County Auditor

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EVERGREEN RIDGE P.U.D.-ROCKBERRY LOOP PLAT
PREPARED FOR
PATRICK DENEMEN
A PORTION OF THE NORTHWEST 1/4 OF SECTION 12,
TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.
WASHINGTON

KITITAS COUNTY	DATE	JOB NO.
DWN BY	05/2019	16078
D.L.P./G.W.	SCALE	SHEET
CHKD BY	N/A	4 OF 6

13/34

05/21/2019 12:23:57 PM V: 13 P: 34 201905210015
FILED BY EVERGREEN RIDGE PUD ROCKBERRY LOOP
KITTITAS COUNTY WASHINGTON
Page 5 of 6



EVERGREEN RIDGE P.U.D. - ROCKBERRY LOOP PLAT

A PORTION OF THE NORTHWEST 1/4 OF SECTION 12,
TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.
KITTITAS COUNTY, STATE OF WASHINGTON

RZ-01-00010
LPF-19-00001

LINE TABLE		
LINE #	DIRECTION	DISTANCE
L1	N 11°42'00" E	120.84'
L2	N 0°17'46" W	145.42'
L3	N 45°13'26" E	72.04'
L4	N 1°44'37" E	194.26'
L5	S 42°15'48" E	30.96'
L6	N 47°41'47" E	0.82'
L7	S 42°18'19" E	100.20'
L8	S 47°41'47" W	0.18'
L9	S 42°18'13" E	110.00'
L10	N 47°41'47" E	242.19'
L11	N 0°30'01" E	39.07'
L12	S 45°51'14" W	207.19'
L13	S 44°08'46" E	209.77'
L14	N 66°55'12" E	148.47'
L15	S 36°56'58" E	40.00'
L16	S 36°56'58" E	13.44'
L17	S 43°02'27" E	103.19'
L18	N 54°17'45" W	120.00'
L19	S 54°17'49" E	125.45'
L20	S 63°56'20" E	226.30'

LINE TABLE		
LINE #	DIRECTION	DISTANCE
L21	S 30°22'58" E	95.73'
L22	S 58°09'36" W	42.17'
L23	N 66°58'24" E	167.16'
L24	N 36°56'58" W	116.50'
L25	S 62°05'33" E	106.82'
L26	S 9°58'00" E	105.58'
L27	N 35°03'02" E	30.47'
L28	S 53°03'02" W	77.54'
L29	S 58°09'36" W	100.03'
L30	S 58°09'36" W	13.32'
L31	S 59°15'10" E	138.49'
L32	S 53°03'02" W	153.52'
L33	S 53°03'02" W	125.92'
L34	S 30°22'58" E	119.24'
L35	S 30°22'58" E	103.76'
L36	S 51°34'06" W	111.18'
L37	S 29°38'08" W	105.17'
L38	S 82°30'07" E	128.06'
L39	N 72°55'06" W	51.89'
L40	S 36°56'58" E	94.98'

LINE TABLE		
LINE #	DIRECTION	DISTANCE
L41	S 53°31'31" W	115.86'
L42	N 43°03'38" W	47.94'
L43	N 43°03'38" W	94.56'
L44	N 53°31'31" E	105.68'
L45	N 43°03'38" W	95.63'
L46	S 36°56'58" E	95.00'
L47	S 36°56'58" E	91.06'
L48	N 43°03'38" W	110.26'
L49	S 46°56'22" W	94.84'
L50	N 43°03'38" W	14.29'
L51	N 36°56'58" W	13.44'
L52	S 53°03'02" W	115.00'
L53	S 36°56'58" E	90.00'
L54	N 53°03'02" E	10.00'
L55	S 53°03'02" W	105.13'
L56	S 36°56'58" E	90.00'
L57	S 82°45'11" E	110.12'
L58	S 62°05'33" E	110.00'
L59	S 36°35'14" E	110.08'
L60	S 9°56'00" E	110.12'

CURVE TABLE			
CURVE #	RADIUS	LENGTH	DELTA
C1	530.68'	111.11'	11°59'46"
C2	98.04'	77.89'	45°31'12"
C3	205.37'	155.85'	43°38'49"
C4	227.21'	176.34'	44°28'04"
C5	193.50'	6.57'	1°56'38"
C6	193.50'	39.08'	11°54'17"
C7	2824.80'	158.00'	3°12'17"
C8	30.00'	28.44'	54°18'40"
C9	1939.66'	332.30'	9°48'57"
C10	5970.00'	18.13'	0°10'26"
C11	75.00'	57.68'	44°03'45"
C12	75.00'	58.54'	44°43'25"
C13	75.00'	132.50'	101°13'14"
C14	75.00'	16.28'	12°26'04"
C15	79.30'	7.62'	5°30'14"
C16	79.30'	76.08'	54°58'14"
C17	79.30'	71.41'	51°55'42"
C18	173.50'	161.92'	53°28'35"
C19	173.50'	82.50'	27°14'35"
C20	173.50'	86.48'	28°33'29"

CURVE TABLE			
CURVE #	RADIUS	LENGTH	DELTA
C21	173.50'	72.12'	23°49'02"
C22	173.50'	123.54'	40°47'52"
C23	173.50'	161.92'	53°28'35"
C24	173.50'	168.97'	55°48'04"
C25	173.50'	195.66'	64°36'53"
C26	79.30'	94.02'	67°55'50"
C27	233.50'	515.69'	104°13'21"
C28	233.50'	42.93'	8°40'34"
C29	233.50'	133.67'	27°00'51"
C30	283.50'	135.44'	27°22'23"
C31	283.50'	111.78'	22°35'30"
C32	283.50'	91.87'	18°34'03"
C33	2824.80'	158.00'	3°12'17"
C34	1946.86'	345.99'	10°10'00"
C35	79.30'	249.15'	160°00'00"

LINE TABLE		
LINE #	DIRECTION	DISTANCE
L61	N 83°27'53" W	98.69'
L62	N 83°27'53" W	76.63'
L63	S 54°00'04" E	122.58'
L64	S 54°00'04" E	139.71'
L65	N 54°00'04" W	184.85'
L66	N 64°10'04" W	896.88'
L67	N 0°52'17" E	113.52'
L68	N 11°42'00" E	7.62'
L69	S 58°09'36" W	130.61'
L70	S 58°09'36" W	24.91'
L71	S 89°07'41" E	7.87'
L72	N 36°56'58" W	24.11'
L73	N 11°42'00" E	113.22'
L74	S 53°03'02" W	95.00'
L75	S 53°03'02" W	20.00'
L76	S 36°56'58" E	101.04'
L77	S 53°03'02" W	23.00'
L78	S 36°56'58" E	101.04'
L79	S 53°03'02" W	23.00'
L80	S 36°56'58" E	90.00'

LINE TABLE		
LINE #	DIRECTION	DISTANCE
L81	S 53°03'02" W	13.00'
L82	N 53°03'02" E	13.00'
L83	S 36°56'58" E	90.00'
L84	N 64°10'04" W	131.96'
L85	N 64°10'04" W	269.00'
L86	N 64°10'04" W	495.93'
L87	S 36°56'58" E	41.21'
L88	N 58°09'36" E	20.01'
L89	N 30°22'58" W	106.48'
L90	N 0°52'17" E	35.00'



AUDITOR'S CERTIFICATE 201905210015
 FILED FOR RECORD THIS 21st DAY OF May 2019 AT 12:23P
 IN BOOK 13 OF Plats AT PAGE 34 AT THE REQUEST OF
 SURVEYOR'S NAME DUSTIN L. PIERCE
 COUNTY AUDITOR JERALD V. PETTIT Deputy County Auditor

Encompass
 ENGINEERING & SURVEYING
 Western Washington Division
 165 NE Juniper Street, Ste. 201 • Issaquah, WA 98027 • Ph: (425) 392-0250 • Fax: (425) 391-3055
 Eastern Washington Division
 407 Swiftwater Blvd. • Ck Elum, WA 98922 • Ph: (509) 674-7433 • Fax: (509) 674-7419

EVERGREEN RIDGE P.U.D. - ROCKBERRY LOOP PLAT
 PREPARED FOR PATRICK DENEEN
 A PORTION OF THE NORTHWEST 1/4 OF SECTION 12,
 TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.
 KITTITAS COUNTY WASHINGTON

DWN BY	DATE	JOB NO.
D.L.P./G.W.	05/2019	16078
CHKD BY	SCALE	SHEET
D.L.P.	N/A	5 OF 6

13/35

05/21/2019 12:23:57 PM V. 13 P. 35 201905210015
EVERGREEN RIDGE P.U.D. ROCKBERRY LOOP
KITITITAS COUNTY PUBLIC WORKS

EVERGREEN RIDGE P.U.D. - ROCKBERRY LOOP PLAT
A PORTION OF THE NORTHWEST 1/4 OF SECTION 12,
TOWNSHIP 20 NORTH, RANGE 14 EAST, W.M.
KITITITAS COUNTY, STATE OF WASHINGTON

RZ-01-00010
LPF-19-00001

APPROVALS

KITITITAS COUNTY PUBLIC WORKS
KITITITAS COUNTY DEPARTMENT OF PUBLIC WORKS EXAMINED AND APPROVED THIS 15TH DAY OF MAY A.D., 2019
Mark Code
KITITITAS COUNTY ENGINEER

COMMUNITY DEVELOPMENT SERVICES
I HEREBY CERTIFY THAT THE "EVERGREEN RIDGE P.U.D.-ROCKBERRY LOOP PLAT" HAS BEEN EXAMINED BY ME AND FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITITITAS COUNTY PLANNING COMMISSION.
DATED THIS 15TH DAY OF May A.D., 2019
Dustin M. White
KITITITAS COUNTY PLANNING OFFICIAL

KITITITAS COUNTY HEALTH DEPARTMENT
I HEREBY CERTIFY THAT THE PLAT HAS BEEN EXAMINED AND CONFORMS WITH CURRENT KITITITAS COUNTY CODE CHAPTER 13.
DATED THIS 17 DAY OF May A.D., 2019
ADAM WIP
KITITITAS COUNTY HEALTH OFFICER

CERTIFICATE OF COUNTY TREASURER
I HEREBY CERTIFY THAT THE TAXES AND ASSESSMENTS ARE PAID FOR THE PRECEDING YEARS AND FOR THIS YEAR IN WHICH THE PLAT IS NOW TO BE FILED.
PARCEL NOS.: 960719 AND 960384
DATED THIS 21 DAY OF May A.D., 2019
Kelley Wickham
KITITITAS COUNTY TREASURER

CERTIFICATE OF COUNTY ASSESSOR
I HEREBY CERTIFY THAT THE "EVERGREEN RIDGE P.U.D.-ROCKBERRY LOOP PLAT" HAS BEEN EXAMINED BY ME AND I FIND THE PROPERTY TO BE IN AN ACCEPTABLE CONDITION FOR PLATTING.
PARCEL NOS.: 960719 AND 960384
DATED THIS 15TH DAY OF May A.D., 2019
Valerie Gauer
KITITITAS COUNTY ASSESSOR


KITITITAS COUNTY BOARD OF COMMISSIONERS
EXAMINED AND APPROVED THIS 21ST DAY OF May A.D., 2019
BOARD OF COUNTY COMMISSIONERS
KITITITAS COUNTY, WASHINGTON
BY: *[Signature]*
CHAIRMAN
ATTEST: *[Signature]*
CLERK OF THE BOARD
NOTICE: THE APPROVAL OF THIS PLAT IS NOT A GUARANTEE THAT FUTURE PERMITS WILL BE GRANTED.

DEDICATION
KNOW ALL MEN BY THESE PRESENTS THAT TEANAWAY RIDGE, LLC, A WASHINGTON LIMITED LIABILITY COMPANY, THE UNDERSIGNED OWNER IN FEE SIMPLE OF THE HEREIN DESCRIBED REAL PROPERTY, DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED.
IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 8 DAY OF May A.D., 2019

[Signature]
NAME Pat D. Beenen TITLE manager
NAME TITLE

ACKNOWLEDGEMENT
STATE OF Washington S.S.
COUNTY OF Littell

ON THIS 8th DAY OF May, 2019, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF Washington, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED Pat Beenen AND Teanaway Ridge LLC TO ME KNOWN TO BE THE manager AND RESPECTIVELY, OF Teanaway Ridge LLC THE LIMITED LIABILITY COMPANY THAT EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGE THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID LIMITED LIABILITY COMPANY, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT he is AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.


WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR FIRST ABOVE WRITTEN.

Justin M. White
NOTARY PUBLIC IN AND FOR THE STATE OF Washington RESIDING AT Everett WY APPOINTMENT EXPIRES 02-21

DEDICATION
KNOW ALL MEN BY THESE PRESENTS THAT D.K. PROFESSIONAL CONSULTANTS, INC., A WASHINGTON CORPORATION, OWNER IN FEE SIMPLE OF THE HEREIN DESCRIBED REAL PROPERTY, DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED.
IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 8th DAY OF May A.D., 2019

[Signature]
NAME Pat D. Beenen TITLE Vice-President
NAME TITLE

ACKNOWLEDGMENT
STATE OF Washington S.S.
COUNTY OF Littell

ON THIS 8th DAY OF May, 2019, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF Washington, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED Pat Beenen AND D.K. Professional Consultants, Inc. TO ME KNOWN TO BE THE manager AND RESPECTIVELY, OF D.K. Professional Consultants, Inc. THE CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGE THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT he is AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR FIRST ABOVE WRITTEN.

Justin M. White
NOTARY PUBLIC IN AND FOR THE STATE OF Washington RESIDING AT Everett WY APPOINTMENT EXPIRES 02-21


5/8/2019

AUDITOR'S CERTIFICATE 201905210015
FILED FOR RECORD THIS 21ST DAY OF May 2019 AT 12:35 P
IN BOOK 13 OF Plats AT PAGE 35 AT THE REQUEST OF [Signature]
DUSTIN L. PIERCE
SURVEYOR'S NAME
JERALD V. PETTIT
County Auditor
Deputy County Auditor

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