

SITE DATA

LEGAL DESCRIPTION ON PAGE 2 OF 2

ZONING: FOREST & RANGE

ACRE AGE:

- TOTAL - 24.5 ACRES
- BUILDINGS - 1.1 ACRES (4.6%)
- PARKING & ROADS - 2.8 ACRES (11.4%)
- OPEN SPACE - 20.6 ACRES (84.0%)

SERVICES

- WATER - EXISTING STARWATER SYSTEM OWNED BY BOB HANSEN
- SEWER - KITTITAS SEWER DIST #1 (INTERIM ON-SITE DISPOSAL AS ALLOWED)
- ROADS - PRIVATE (PAVED W/ SHOULDERS)
- FIRE - BY ARRANGEMENT (BLDG. STDS. PER KITTITAS CO. FIRE MARSHAL)

BUILDINGS

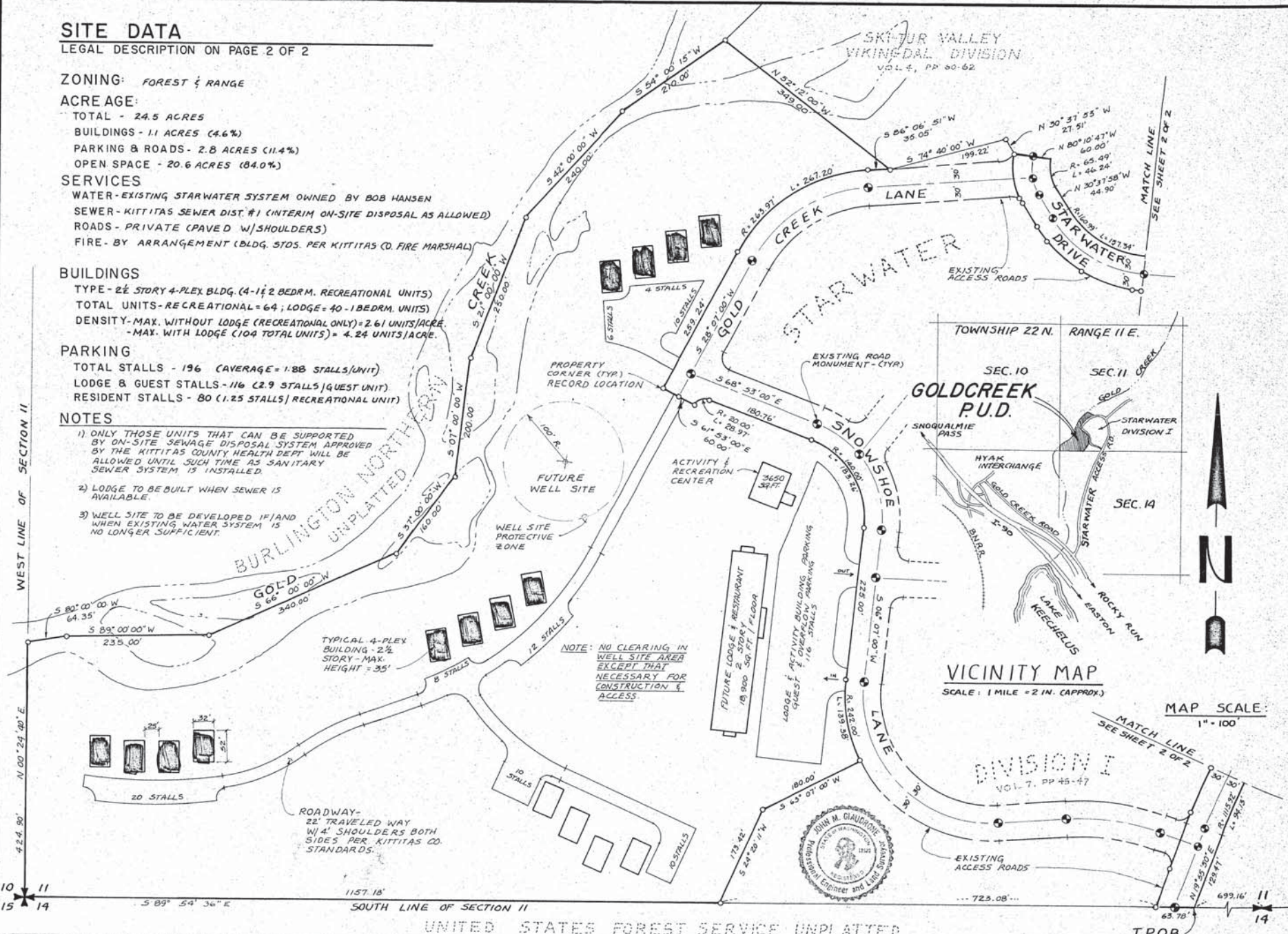
- TYPE - 2 1/2 STORY 4-PLEX BLDG. (4-1 1/2 BEDRM. RECREATIONAL UNITS)
- TOTAL UNITS - RECREATIONAL = 64; LODGE = 40-1 BEDRM. UNITS
- DENSITY - MAX. WITHOUT LODGE (RECREATIONAL ONLY) = 2.61 UNITS/ACRE.
- MAX. WITH LODGE (104 TOTAL UNITS) = 4.24 UNITS/ACRE.

PARKING

- TOTAL STALLS - 196 (COVERAGE = 1.88 STALLS/UNIT)
- LODGE & GUEST STALLS - 116 (2.9 STALLS/GUEST UNIT)
- RESIDENT STALLS - 80 (1.25 STALLS/RECREATIONAL UNIT)

NOTES

- 1) ONLY THOSE UNITS THAT CAN BE SUPPORTED BY ON-SITE SEWAGE DISPOSAL SYSTEM APPROVED BY THE KITTITAS COUNTY HEALTH DEPT WILL BE ALLOWED UNTIL SUCH TIME AS SANITARY SEWER SYSTEM IS INSTALLED.
- 2) LODGE TO BE BUILT WHEN SEWER IS AVAILABLE.
- 3) WELL SITE TO BE DEVELOPED IF AND WHEN EXISTING WATER SYSTEM IS NO LONGER SUFFICIENT.



UNITED STATES FOREST SERVICE UNPLATTED

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 4TH DAY OF JANUARY, 1984 AT 12:44 P.M. IN BOOK 12 OF SURVEYS AT PAGE 55 AT THE REQUEST OF CLAUDRONE & ASSOCIATES
 KITTITAS COUNTY AUDITOR: Beverly M. Allenburgh

SURVEYOR'S CERTIFICATE

THIS MAP WAS PREPARED UNDER MY DIRECT SUPERVISION AT THE REQUEST OF BOB HANSEN. IT DOES NOT REPRESENT A SURVEY PERFORMED BY ME.
 SURVEYOR: John M. Ciaurone

GOLDCREEK
 A RECREATIONAL PLANNED UNIT DEVELOPMENT
 by
 Bob Hansen - Mercer Island, Wash.

DATE Dec. 1983
 DRAWN bel/kcd
 CHECKED:jmg
 NUMBER 3-640
 SHEET 1 of 2

PREPARED BY

GA CLAUDRONE AND ASSOCIATES
 CONSULTING ENGINEERS
 P.O. Box 608 121 Lake Street S. Kirkland, Washington 98033 206/822-8294