

KITTITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

CDS@CO.KITTITAS.WA.US

Office (509) 962-7506

Fax (509) 962-7682

"Building Partnerships - Building Communities"

PARCEL COMBINATION APPLICATION

(The process of combining two or more parcels, per KCC Title 16)

Please type or print clearly in ink. Attach additional sheets as necessary. Pursuant to KCC 15A.03.040, 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 ATTACHMENTS

Note: a separate application must be filed for each combination request.

- Unified Site Plan of existing lot lines and proposed lot lines with distances of all existing structures, access points, well heads and septic drainfields.
- Signatures of all property owners.
- Legal descriptions of the proposed lots.
- Project narrative description including at minimum the following information: project size, location, water supply, sewage disposal and all qualitative features of the proposal; include every element of the proposal in the description.
- SEPA Checklist (if not exempt per KCC 15.04 or WAC 197-11-800)
 - o Please pick up a copy of the SEPA Checklist if required

RECEIVED

KITTITAS COUNTY
CDS

↳ SINGLE FAMILY HOME TO BE DESIGNED, SITED AND BUILT AT A LATER DATE.

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.)
- Assessor Compas Information about the parcels.

APPLICATION FEE:

\$50.00 Community Development Services

\$50.00 Total fees due for this application (Check made payable to KCCDS)

FOR STAFF USE ONLY

APPLICATION RECEIVED BY:
(CDS STAFF SIGNATURE)

X

DATE:

10/17/13

RECEIPT #

19386

PAID
OCT 17 2013

KITTITAS CO
CDS
DATE STAMP HERE

COMMUNITY PLANNING • BUILDING INSPECTION • PLAN REVIEW • ADMINISTRATION • PERMIT SERVICES • CODE ENFORCEMENT • FIRE INVESTIGATION

GENERAL APPLICATION INFORMATION

1. Name, mailing address and day phone of land owner(s) of record:

Landowner(s) signature(s) required on application form.

Name: Tim + Tanea Stephens
Mailing Address: 2916 11th Ave West
City/State/ZIP: Seattle, WA 98119
Day Time Phone: 206 - 579 - 4545
Email Address: taneastephens@outlook.com

2. Name, mailing address and day phone of authorized agent, if different from landowner of record:

If an authorized agent is indicated, then the authorized agent's signature is required for application submittal.

Agent Name: _____
Mailing Address: _____
City/State/ZIP: _____
Day Time Phone: _____
Email Address: _____

3. Name, mailing address and day phone of other contact person

If different than land owner or authorized agent.

Name: _____
Mailing Address: _____
City/State/ZIP: _____
Day Time Phone: _____
Email Address: _____

4. Street address of property:

Address: 0 Brown Plat
City/State/ZIP: CLE Elum, WA 98922

5. Legal description of property (attach additional sheets as necessary):

LOT 2, 4 AND 5, BROWN PLAT, in the COUNTY OF KITTITAS, STATE OF WASHINGTON, AS PER PLAT THEREOF RECORDED IN BOOK 10 OF PLATS, PAGES 140+141 RECORDS OF SAID COUNTY.

6. Tax parcel numbers: 19-15-09053-0002; 19-15-09053-0004; 19-15-09053-0005

7. Property size: 9.27 (COMBINED) (acres)

8. Land Use Information:

Zoning: R-5 Comp Plan Land Use Designation: RESIDENTIAL

9. Existing and Proposed Lot Information:

Original Parcel Numbers & Acreage

New Acreage (1 parcel number per line)

(Survey Vol. ____, Pg ____)

951161 3.07 Ac.
 951163 3.10 Ac.
 951164 3.11 Ac.

APPLICANT IS: OWNER PURCHASER LESSEE OTHER

AUTHORIZATION

10. Application is hereby made for permit(s) to authorize the activities described herein. I certify that I am familiar with the information contained in this application, and that to the best of my knowledge and belief such information is true, complete, and accurate. I further certify that I possess the authority to undertake the proposed activities. I hereby grant to the agencies to which this application is made, the right to enter the above-described location to inspect the proposed and or completed work.

All correspondence and notices will be transmitted to the Land Owner of Record and copies sent to the authorized agent or contact person, as applicable.


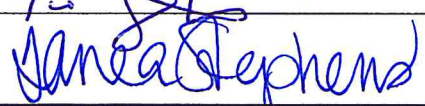
Signature of Authorized Agent:
(REQUIRED if indicated on application)

Date:

X _____

Signature of Land Owner of Record
(Required for application submittal):

Date:

X  _____
 X  _____

10.12.13

10.12.13

Treasurer's Office Review

Tax Status: _____

By: _____ Date: _____

Kittitas County Treasurer's Office

P-05-25

BROWN PLAT

LOCATED IN SECTION 9, T.19N., R.15E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

- ADJACENT OWNERS:
- 19-15-09000-0014 JANET E FREEMAN
 - 19-15-09000-0018 CLIFFORD B BISHOP
 - 19-15-09050-0003 WENATCHEE JUNCTION LLC
 - 315 39TH AVE SW #8 PUYALLUP WA 98373
 - 19-15-09000-0016
 - 518 ESKRIDGE WAY SE OLYMPIA WA 98501
 - 19-15-09000-0020 DARRIN BUCK ETUX
 - 17 N WATKINS MOUNT DR TACOMA WA 98407

EXISTING LEGAL DESCRIPTION:

PARCEL 9 OF THAT CERTAIN SURVEY AS RECORDED SEPTEMBER 30, 2004, IN BOOK 30 OF SURVEYS, PAGES 147, 148 AND 149, UNDER 401070'S FILE NUMBER 200409300027, RECORDS OF KITITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHEAST QUARTER AND A PORTION OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 19 NORTH, RANGE 15 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON.

NOTES:

- THIS SURVEY WAS PERFORMED USING A NIRON DTM-521 TOTAL STATION. THE CONTROLLING POINTS AND PROPERTY CORNERS SHOWN HEREON WERE LOCATED, STAKED AND CHECKED FROM A CLOSED FIELD TRAVERSE IN EXCESS OF 1:10,000 LINEAR CLOSURE AFTER AZIMUTH ADJUSTMENT.
- 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.
- 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 TREATMENT 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 SECTION 12.05 OF THE KITITAS COUNTY ROAD STANDARDS.
- ACCORDING TO RCWS 12.11.010 MAILBOX(S) SHALL BE "BREAK-AWAY" DESIGN AND BE APPROVED BY THE U.S. POSTAL SERVICE. SEE WSDOT STANDARD DRAWINGS H-12 SHEET 1-3.
- 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.
- THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS OF RECORD OR OTHERWISE.
- MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THOSE WHO BENEFIT FROM ITS USE.
- PURSUANT TO RCW 90.44.050, THE CUMULATIVE EFFECT OF WATER WITHDRAWALS FOR THIS DEVELOPMENT SHALL NOT EXCEED 5,000 GALLONS PER DAY.
- ENTIRE PRIVATE ROAD SHALL ACHIEVE 95% 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 OCCUPANCY PERMIT FOR THIS PLAT.
- KITITAS COUNTY WILL NOT ACCEPT PRIVATE ROADS FOR MAINTENANCE AS PUBLIC STREETS OR ROADS UNLESS 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.

NOTE:

THE EXISTING UTILITIES AS SHOWN ARE ONLY APPROXIMATE AND ARE BASED ON THE BEST AVAILABLE INFORMATION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE SIZE, TYPE, LOCATION, AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO STARTING CONSTRUCTION, AND INFORM THE DESIGN ENGINEER OF ANY DISCREPANCIES.

Call Before You Dig!
1-800-553-4344



Encompass
ENGINEERING & SURVEYING
108 EAST 2ND STREET
SEASIDE, WA 98042
PHONE: (509) 835-3333
FAX: (509) 674-7418

BROWN PLAT

LOCATED IN SECTION 9, T. 19N., R. 15E., W.M.
KITITAS COUNTY, STATE OF WASHINGTON

DWN BY	DATE	JOB NO.
G. WEISER	05/06	05609
CHKD BY	SCALE	SHEET
D. NELSON	1"=100'	2 of 2

RECORDER'S CERTIFICATE

Filed for record this 9th day of May, 2006, at page 17 of the request in book 30 of Plats, at page 17 of the request.

DAVID P. NELSON
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 of the request of ANDERS M. BROWN, President and MONICA E. WELLS, Secretary, of WENATCHEE JUNCTION LLC, in W.M. 19-15-09000-0016.

DAVID P. NELSON
County Auditor

Certificate No. 12092

OTHER:
ANDERS M. BROWN
MONICA ELIZABETH WELLS BROWN
2831 5TH AVE N
SEATTLE WA 98119-2809
PARCEL #19-15-09000-0019
ACREAGE: 21.65 ACRES
7 LOTS
FASTER SOURCE: INDIVIDUAL WELLS
SEWER SOURCE: SEPTIC
ZONE: R-3

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT ANDERS M. BROWN & MONICA ELIZABETH WELLS BROWN, HUSBAND AND WIFE, AS THEIR SEPARATE ESTATE, OWNERS OF AND PLAT AS HEREIN DESCRIBED, REAL PROPERTY, DO HEREBY DECLARE, SUBMIT AND PLAT AS HEREIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 4th DAY OF August, A.D., 2006.
ANDERS M. BROWN
MONICA E. WELLS
MONICA ELIZABETH WELLS BROWN

ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF King)

On this day personally appeared before me Anders M. Brown and Monica E. Wells known to me to be the individuals described in and for the State of Washington, residing at Seattle, WA my appointment expires March 1, 2007 free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 4th day of August, A.D., 2006.
David P. Nelson
County Auditor, State of Washington



DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT CASHMERE VALLEY BANK, THE UNDERSIGNED BENEFICIARY OF A DEED OF TRUST DOES HEREBY DECLARE, SUBMIT AND PLAT AS HEREIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 26th DAY OF July, A.D., 2006.

Debra L. Leavelle
NAME
TITLE
Debra L. Leavelle
Deputy Loan Officer

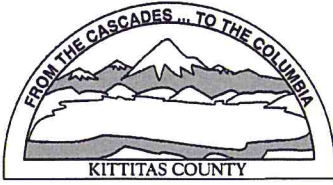
ACKNOWLEDGEMENT

STATE OF WASHINGTON)
COUNTY OF King)

On this day personally appeared before me Debra L. Leavelle known to me to be the individuals described in and for the State of Washington, residing at Seattle, WA my appointment expires March 1, 2007 free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 26th day of July, A.D., 2006.
Debra L. Leavelle
County Auditor, State of Washington





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

RECEIPT NO.: 00019386

COMMUNITY DEVELOPMENT SERVICES
(509) 962-7506

PUBLIC HEALTH DEPARTMENT
(509) 962-7698

DEPARTMENT OF PUBLIC WORKS
(509) 962-7523

Account name: 027753

Date: 10/17/2013

Applicant: TIM AND Tanea STEPHENS

Type: check # 1208

<u>Permit Number</u>	<u>Fee Description</u>	<u>Amount</u>
CB-13-00002	PARCEL COMBINATION	50.00
	Total:	50.00