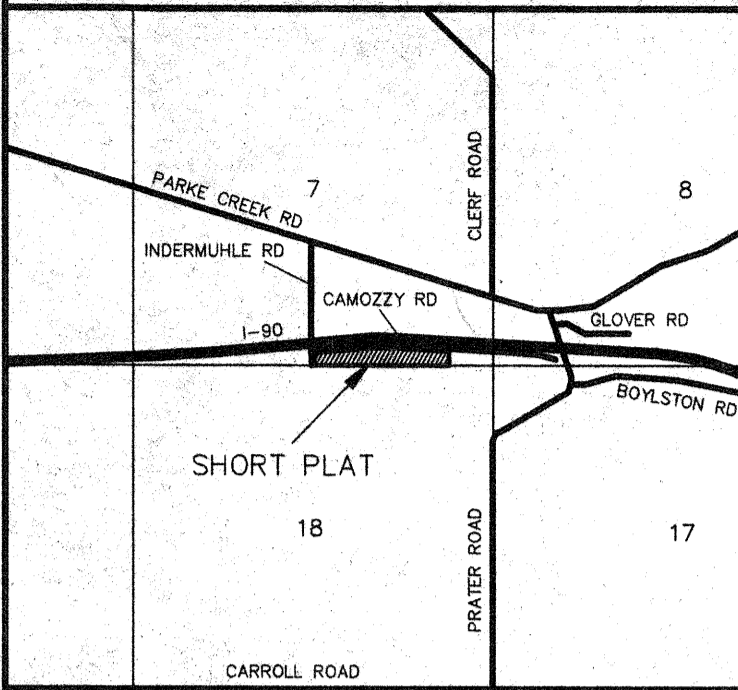


VICINITY MAP



APPROVALS

KITTITAS COUNTY DEPARTMENT OF PUBLIC WORKS  
EXAMINED AND APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D., 201\_\_

KITTITAS COUNTY ENGINEER

KITTITAS COUNTY HEALTH DEPARTMENT  
PRELIMINARY INSPECTION INDICATED SOIL CONDITIONS MAY ALLOW USE OF ON SITE SEWAGE SYSTEMS AS A TEMPORARY MEANS OF SEWAGE DISPOSAL FOR SOME BUT NOT NECESSARILY ALL BUILDING SITES WITHIN THIS SHORT PLAT. PROSPECTIVE PURCHASERS OF LOTS ARE URGED TO MAKE INQUIRIES AT THE COUNTY HEALTH DEPARTMENT ABOUT ISSUANCE OF ON SITE SEWAGE DISPOSAL PERMITS FOR LOTS.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D., 201\_\_

KITTITAS COUNTY HEALTH OFFICER

CERTIFICATE OF COUNTY PLANNING DIRECTOR  
I HEREBY CERTIFY THAT THE CARLSON SHORT PLAT HAS BEEN EXAMINED BY ME AND FIND THAT IT CONFORMS TO THE COMPREHENSIVE PLAN OF THE KITTITAS COUNTY PLANNING COMMISSION.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D., 201\_\_

KITTITAS COUNTY PLANNING DIRECTOR

CERTIFICATE OF KITTITAS 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 NO. 17-20-07040-0010

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D., 201\_\_

KITTITAS COUNTY TREASURER

NAME AND ADDRESS - ORIGINAL TRACT OWNERS  
NAME: PAUL CARLSON & PATSY CARLSON  
ADDRESS: 700 CAMOZZY ROAD  
ELLENSBURG, WA 98926  
PHONE: (509) 968-3516

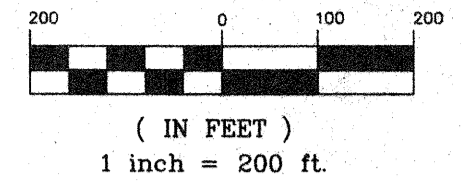
EXISTING ZONE: AG-20  
SOURCE OF WATER: INDIVIDUAL WELLS  
SEWER SYSTEM: ON SITE SEWAGE SYSTEMS  
STORM WATER: NO IMPROVEMENTS PER THIS APP.  
WIDTH AND TYPE OF ACCESS: COUNTY ROAD R/W  
NO. OF SHORT PLATTED LOTS: TWO (2)  
SCALE: 1" = 200'

SUBMITTED ON: \_\_\_\_\_  
AUTOMATIC APPROVAL DATE: \_\_\_\_\_  
RETURNED FOR CAUSE ON: \_\_\_\_\_

CARLSON SHORT PLAT  
PART OF SECTION 7, T. 17 N., R. 20 E., W.M.  
KITITAS COUNTY, WASHINGTON

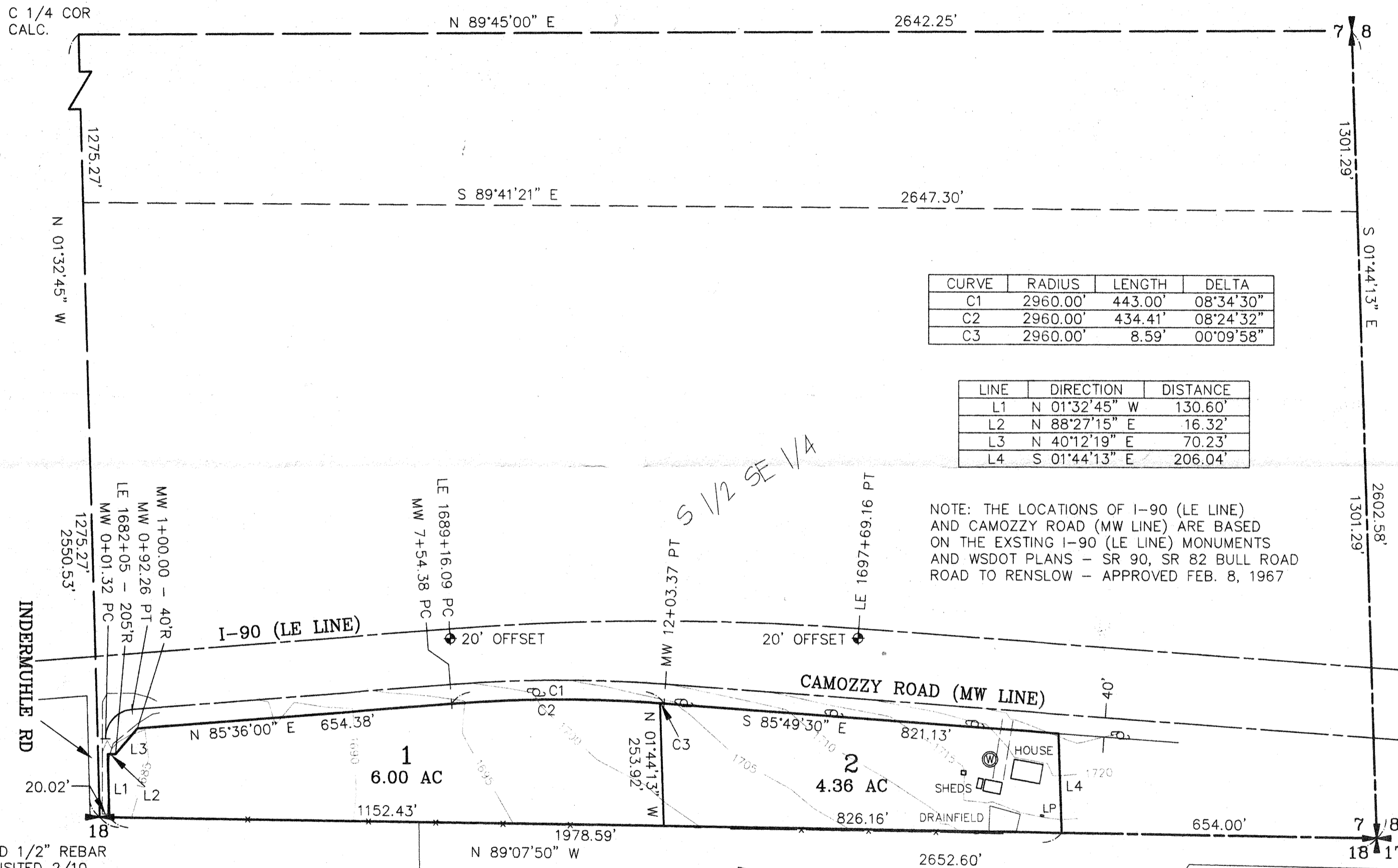


SP-11-



LEGEND

- SET 5/8" REBAR W/ CAP - "CRUSE 36815"
- FOUND PIN & CAP
- FOUND ENCASED MONUMENT
- FENCE

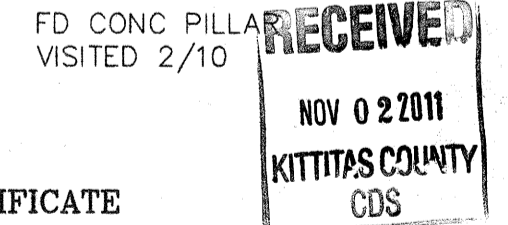


CURVE	RADIUS	LENGTH	DELTA
C1	2960.00'	443.00'	08°34'30"
C2	2960.00'	434.41'	08°24'32"
C3	2960.00'	8.59'	00°09'58"

LINE	DIRECTION	DISTANCE
L1	N 01°32'45" W	130.60'
L2	N 88°27'15" E	16.32'
L3	N 40°12'19" E	70.23'
L4	S 01°44'13" E	206.04'

NOTE: THE LOCATIONS OF I-90 (LE LINE) AND CAMOZZY ROAD (MW LINE) ARE BASED ON THE EXISTING I-90 (LE LINE) MONUMENTS AND WSDOT PLANS - SR 90, SR 82 BULL ROAD ROAD TO RENSLOW - APPROVED FEB. 8, 1967

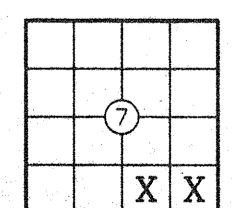
FD 1/2" REBAR VISITED 2/10



BK 35 OF SURVEYS, PGS 17-18

AUDITOR'S CERTIFICATE  
Filed for record this \_\_\_\_\_ day of \_\_\_\_\_, 2011, at \_\_\_\_\_ M., in Book K of Short Plats at page(s) \_\_\_\_\_ at the request of Cruse & Associates.  
RECEIVING NO. \_\_\_\_\_  
JERALD V. PETTIT by: \_\_\_\_\_  
KITITAS 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 PAUL CARLSON in OCTOBER of 2011.  
*Chris Cruse*  
CHRISTOPHER C. CRUSE  
Professional Land Surveyor  
DATE: 11/1/2011  
License No. 36815



**CRUSE & ASSOCIATES**  
PROFESSIONAL LAND SURVEYORS  
217 E. Fourth St. P.O. Box 959  
Ellensburg, WA 98926 (509) 962-8242  
CARLSON SHORT PLAT

SP-11-00015

CARLSON SHORT PLAT
PART OF SECTION 7, T. 17 N., R. 20 E., W.M.
KITITAS COUNTY, WASHINGTON

LEGAL DESCRIPTION

THAT PORTION OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 17 NORTH, RANGE 20 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON, LYING SOUTH OF THE COUNTY ROAD AS CONVEYED TO KITITAS COUNTY FROM THE STATE OF WASHINGTON BY DEED DATED MARCH 27, 1970, AND RECORDED APRIL 2, 1970, IN BOOK 11, PAGE 92, UNDER KITITAS COUNTY AUDITOR'S FILE NO. 360255; EXCEPT THE EAST 654 FEET THEREOF AS MEASURED ALONG THE SOUTH LINE.

DEDICATION

KNOW ALL MEN BY THESE PRESENT PAUL L. CARLSON AND PATSY L. CARLSON, WHO ACQUIRED TITLE AS PATSY L. OGG, HUSBAND AND WIFE, THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED REAL PROPERTY, DO HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HAND THIS \_\_\_ DAY OF \_\_\_\_\_, A.D., 2011.

PAUL L. CARLSON

PATSY L. CARLSON

ACKNOWLEDGEMENT

STATE OF WASHINGTON }
COUNTY OF KITITAS } S.S.

THIS IS TO CERTIFY THAT ON THIS \_\_\_ DAY OF \_\_\_\_\_, A.D., 2011, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED PAUL L. CARLSON AND PATSY L. CARLSON, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING DEDICATION AND ACKNOWLEDGED TO ME THAT THEY SIGNED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

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

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDING AT \_\_\_\_\_
MY COMMISSION EXPIRES: \_\_\_\_\_

DEDICATION

KNOW ALL MEN BY THESE PRESENT THAT YAKIMA FEDERAL SAVINGS AND LOAN ASSOCIATION, THE UNDERSIGNED BENEFICIARY OF A DEED OF TRUST FOR THE HEREIN DESCRIBED REAL PROPERTY, DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS \_\_\_ DAY OF \_\_\_\_\_, A.D., 2011.

YAKIMA FEDERAL SAVINGS AND LOAN ASSOCIATION

NAME
TITLE

NAME
TITLE

ACKNOWLEDGEMENT

STATE OF WASHINGTON }
COUNTY OF KITITAS } S.S.

THIS IS TO CERTIFY THAT ON THIS \_\_\_ DAY OF \_\_\_\_\_, A.D., 2011, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED \_\_\_\_\_ AND \_\_\_\_\_, TO ME KNOWN TO BE THE \_\_\_\_\_ AND \_\_\_\_\_, RESPECTIVELY, OF YAKIMA FEDERAL SAVINGS AND LOAN ASSOCIATION, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID ASSOCIATION, FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT THEY WERE AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.

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

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDING AT \_\_\_\_\_
MY COMMISSION EXPIRES: \_\_\_\_\_

NOTES:

- 1. THIS SURVEY WAS PERFORMED USING A TOPCON GTS SERIES TOTAL STATION. THE CONTROLLING MONUMENTS 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.
2. 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.
3. 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.
4. FOR SECTION SUBDIVISION, SECTION AND QUARTER SECTION CORNER DOCUMENTATION, BASIS OF BEARINGS AND ADDITIONAL SURVEY INFORMATION, SEE BOOK 35 OF SURVEYS, PAGES 17-18 AND THE SURVEYS REFERENCED THEREON.
5. MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THE PROPERTY OWNERS WHO BENEFIT FROM ITS USE.
6. 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.
7. ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS. SEE KITITAS COUNTY ROAD STANDARDS.
8. 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.
9. ALL DEVELOPMENT MUST COMPLY WITH INTERNATIONAL FIRE CODE.
10. ACCORDING TO KITITAS RECLAMATION DISTRICT (KRD) RECORDS, LOT 1 HAS \_ IRRIGABLE ACRES; LOT 2 HAS \_ IRRIGABLE ACRES. KRD WATER MAY ONLY BE APPLIED TO IRRIGABLE ACREAGE.
11. FULL PAYMENT OF ANNUAL KRD ASSESSMENT IS REQUIRED REGARDLESS OF THE USE OR NON-USE OF WATER BY THE OWNER.
12. THE LANDOWNERS MUST PROVIDE FOR THE APPOINTMENT OF ONE WATER MASTER FOR EACH TURNOUT, WHO SHALL BE RESPONSIBLE FOR ORDERING WATER FOR THE ENTIRE PLAT. THE WATER MASTER WILL BE RESPONSIBLE FOR KEEPING WATER USE RECORDS FOR EACH LOT. KRD WILL ONLY BE RESPONSIBLE FOR KEEPING RECORDS ON THE TOTAL WATER ORDERED AT THE KRD TURNOUT.
13. KRD OPERATIONS AND MAINTENANCE ROADS ARE FOR DISTRICT USE ONLY. RESIDENTIAL AND RECREATIONAL USE IS PROHIBITED.
14. KRD IS ONLY RESPONSIBLE FOR DELIVERY OF WATER TO THE HIGHEST FEASIBLE POINT IN EACH 160 ACRE UNIT OR DESIGNATED TURNOUT. THE KRD IS NOT RESPONSIBLE FOR WATER DELIVERY LOSS (SEEPAGE, EVAPORATION, ETC.) BELOW THE DESIGNATED TURNOUT.
15. THE SUBJECT PROPERTY IS WITHIN OR NEAR DESIGNATED NATURAL RESOURCE LANDS OF LONG-TERM COMMERCIAL SIGNIFICANCE ON WHICH A VARIETY OF COMMERCIAL ACTIVITIES MAY OCCUR THAT ARE NOT COMPATIBLE WITH RESIDENTIAL DEVELOPMENT FOR CERTAIN PERIODS OF LIMITED DURATION. COMMERCIAL NATURAL RESOURCE ACTIVITIES PERFORMED IN ACCORDANCE WITH COUNTY, STATE AND FEDERAL LAWS ARE NOT SUBJECT TO LEGAL ACTION AS PUBLIC NUISANCES. (RCW 7.48.305)



AUDITOR'S CERTIFICATE

Filed for record this \_\_\_ day of \_\_\_\_\_, 2011, at \_\_\_\_\_M., in Book K of Short Plats at page(s) \_\_\_ at the request of Cruse & Associates. RECEIVING NO. \_\_\_\_\_ JERALD V. PETTIT by: \_\_\_\_\_ KITITAS COUNTY AUDITOR

CRUSE & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
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CARLSON SHORT PLAT