

Jeff Watson

From: Jeff Watson
Sent: Monday, November 21, 2011 11:35 AM
To: Chuck Cruse (cruseandassoc@kvalley.com)
Subject: BL-07-00166 Hutchinson
Attachments: BL-07-00166 Hutchinson Master File Compressed 11.21.2011.pdf

BL-07-00166 Hutchinson

Kittitas County Community Development Services has issued final approval for the above Boundary Line Adjustment/Segregation Application. See attached Master File. The signed original final approval letter is in your box at CDS, please feel free to contact me if you have additional concerns or questions.

Jeffrey A. Watson
Planner II
[Kittitas County Public Works/Community Development Services](#)
411 North Ruby
Ellensburg WA 98926
jeff.watson@co.kittitas.wa.us
509-933-8274

Jeff Watson

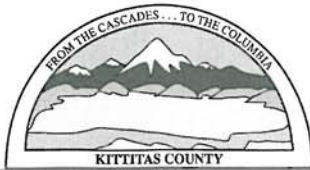
From: Jeff Watson
Sent: Monday, November 21, 2011 11:20 AM
To: Christine M. Garcia
Cc: Shelley A. McClellan
Subject: BL-07-00166 Hutchinson

[BL-07-00166 Hutchinson](#)

Community Development Services has issued final approval for the above Boundary Line Adjustment Application. Please review this submission via the hyperlink above or through the established link under the attachments tab in EDEN for finalization.

Thank You,

Jeffrey A. Watson
Planner II
[Kittitas County Public Works/Community Development Services](#)
411 North Ruby
Ellensburg WA 98926
jeff.watson@co.kittitas.wa.us
509-933-8274



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"

November 21, 2011

Cruse & Associates
P.O. Box 959
Ellensburg, WA 98926

RE: Hutchinson Boundary Line Adjustment, BL-07-00166

Map Number: 18-18-28000-0044 (204536)
18-18-29010-0002 (121033)
18-18-28030-0009 (480436)
18-18-28030-0011 (11431)
18-18-28000-0054 (11430)
18-18-28000-0047 (048936)
18-18-29010-0004 (038936)
18-18-28000-0018 (291033)

Dear Mr. Cruse,

Kittitas County Community Development Services has reviewed the proposed boundary line adjustment and hereby grants **final approval** to the referenced application. Pursuant to Kittitas County Subdivision Code Chapter 16, please note the following items involved in completing the process:

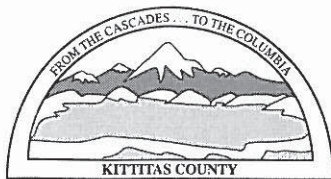
1. Please refer to the attached Kittitas County Public Works Memo for additional information.
2. Final packet has been submitted to the Assessor's Office on November 21, 2011 to finalize the boundary line adjustment.

If you have any questions or need assistance, please contact our office at 509-933-8274.

Sincerely,

Jeff Watson
Staff Planner

cc:



KITTITAS COUNTY DEPARTMENT OF PUBLIC WORKS

MEMORANDUM

TO: Jeff Watson
FROM: Christina Wollman, Planner II *CW*
DATE: November 17, 2011
SUBJECT: Hutchinson BLA-07-166

The Public Works Department has reviewed the Request for Boundary Line Adjustment and finds that it meets current Kittitas County Road Standards.

Our department recommends final approval with the following conditions:

1. Private Road Certification: Private roads serving any of the lots within this development shall be inspected and certified by a licensed professional engineer for conformance with current Kittitas County Road Standards, 9/6/05 edition. Kittitas County Public Works shall require this road certification to be completed prior to the issuance of a building permit for any of the structures within the proposed plat.
2. Private Road Improvements: Access shall be constructed as a Low-Density Private Road. See Kittitas County Road Standards, 9/6/05 edition.
 - a. Access easements shall be a minimum of 60' wide. The roadway shall have a minimum width of 20', with 1' shoulders, for a total width of 22'.
 - b. Minimum centerline radius will be 60'.
 - c. The surface requirement is for a minimum gravel surface depth of 6".
 - d. Maximum grade is 12%.
 - e. Stopping site distance, reference AASHTO.
 - f. Entering site distance, reference AASHTO.
 - g. Maintenance of driveway approaches shall be the responsibility of the owner whose property they serve. The County will not maintain accesses.
 - h. Any further subdivision or lots to be served by proposed access may result in further access requirements.
 - i. All roads located within this development or roads that provide access to this development shall be constructed to current county road standards unless any other maintenance agreements, forest service road easements or state easements require higher road standards. The higher of the road standards shall apply.
 - j. All easements shall provide for AASHTO radius at the intersection of county road.
 - k. A paved apron shall be constructed at the intersection of the proposed private intersection and the county road right of way.

Page 1 of 2

3. Cul-de-Sac: A cul-de-sac turn-around having an outside right-of-way easement diameter of at least 110 feet shall be constructed at the closed end of all dead-end roads serving 3 or more lots. The driving surface shall be at least 96 feet in diameter. Cul-de-sacs must also conform to the requirements specified by the 2006 International Fire Code. Contact the Fire Marshal regarding any additional cul-de-sac requirements.
4. Private Road Maintenance Agreement: The applicant shall meet all applicable conditions of any pre-established or required Private Road Maintenance Agreements.
5. Lot Closure: It is the responsibility of the Professional Licensed Surveyor (PLS) to ensure the lot closures are correct and accurate.
6. Access Permit: An approved access permit shall 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. Addressing: Contact the Kittitas County Rural Addressing Coordinator at (509) 962-7523 to obtain addresses prior to obtaining a building permit. A parcel cannot receive a building permit or utilities until such parcel is identified with a 911 address.
8. Fire Protection: Contact the Kittitas County Fire Marshal regarding any additional access requirements for Emergency Response.
9. Mailbox Placement: Mailboxes must be approved by U.S. Postal Service. Mailbox locations are site specific. Contact your local Post Office for location and design standards before beginning construction.

Jeff Watson

From: Jeff Watson
Sent: Wednesday, November 16, 2011 9:01 AM
To: Larry Browne (eburgwater@yahoo.com)
Cc: Chris Cruse (cruseandassoc@kvalley.com)
Subject: BL-07-00166 Hutchinson
Attachments: BL-07-00166 Hutchinson Master File.pdf

BL-07-00166 Hutchinson

I'm getting word from the applicant's agent (Cruse & Assoc.) that you have signed off on this but I do not have anything on file. A brief email and we can finish it off.

Thanks,

Jeffrey A. Watson
Planner II
Kittitas County Public Works/Community Development Services
411 North Ruby
Ellensburg WA 98926
jeff.watson@co.kittitas.wa.us
509-933-8274

Not in the EWC service area.

Thanks, Larry Browne (EWC)

From: [Susan Taylor](#)
To: [Jeff Watson](#); cruseandassos@kvalley.com
Subject: Olson Ditch
Date: Monday, February 28, 2011 9:35:24 AM

In regard to Hutchinson BLA-07-00166, this land is partially under Olson Ditch. We have no problems with Hutchinsons's use as long as it is used is continued as ECP or agriculture. There might be problems if it were to be residential.

Pat Taylor, Manager
Olson Ditch
3012 Hwy 97
Ellensburg, WA 98926
509-856-6040

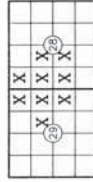
PART OF SECTIONS 28 & 29, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M.



LEGEND

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

GRAPHIC SCALE



20110113.dwg

AUDITOR'S CERTIFICATE

Filed for record this 13TH day of JANUARY, 2011, at 1:34 P.M., in Book 37 of Surveys at page(s) 103 at the request of Cruse & Associates.

GERALD V. PETTIT BY: *K. B. Bland*
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 JIM HUTCHINSON in JANUARY of 2011.

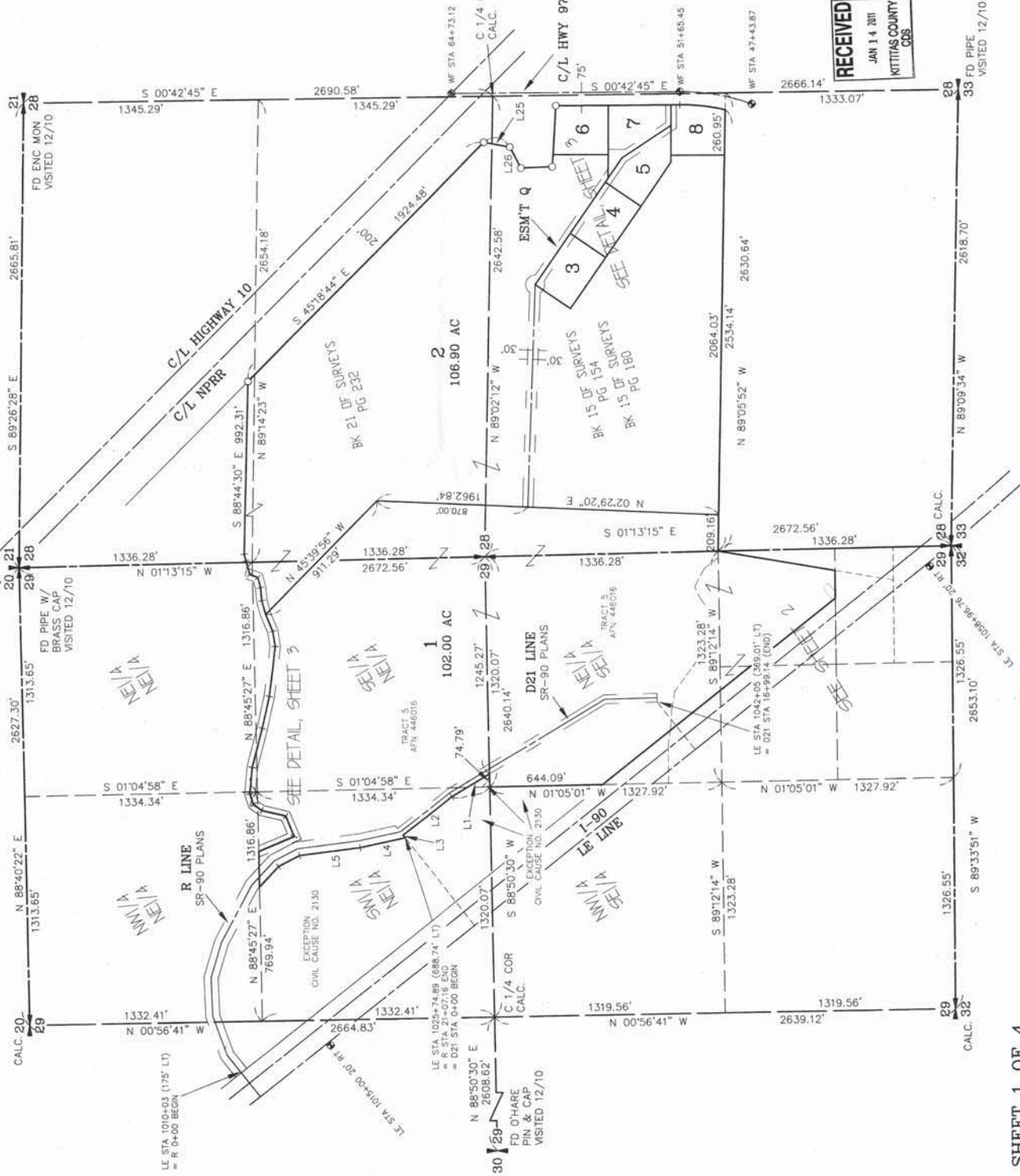


CHRISTOPHER C. CRUSE
Professional Land Surveyor
License No. 36815

DATE 1/13/2011



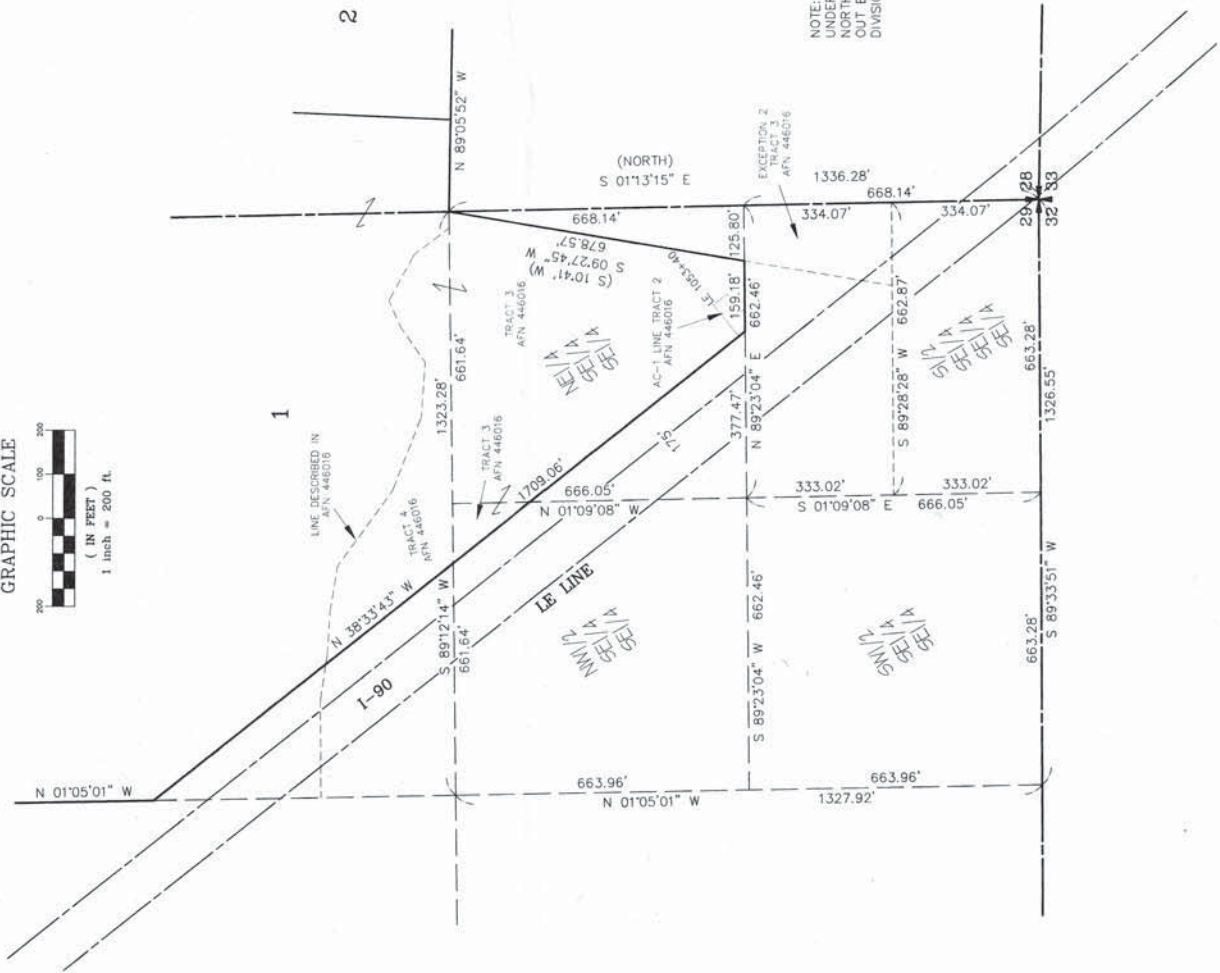
CRUSE & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
217 East Fourth Street P.O. Box 959
Ellensburg, WA 98926 (509) 962-8242
HUTCHINSON PROPERTIES



PART OF SECTIONS 28 & 29, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M.



- LEGEND**
- SET 5/8" REBAR W/ CAP
 - "CRUISE 36815"
 - FOUND PIN & CAP
 - FENCE
 - () RECORD INFORMATION



NOTE: ALL PROPERTIES DESCRIBED IN THE DEED RECORDED UNDER AFN 446016 THAT LIE SOUTH AND WEST OF THE NORTHEASTERLY RIGHT OF WAY OF SR 90 ARE EXCEPTED OUT BY US DISTRICT COURT, EASTERN DISTRICT, SOUTHERN DIVISION CIVIL CAUSE NO. 2130.

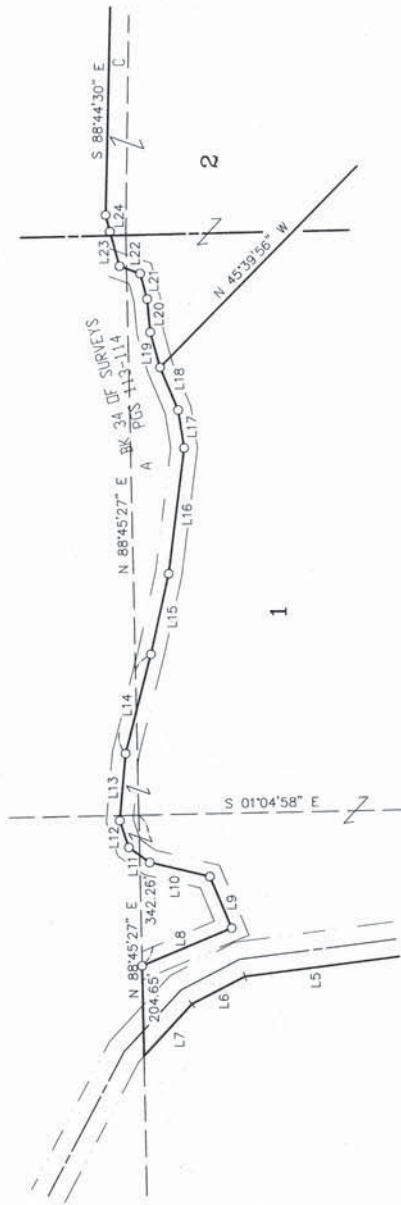
RECEIVED
JAN 14 2011
KITITAS COUNTY
COURT

AUDITOR'S CERTIFICATE 20110113 0004
Filed for record this 13TH day of JANUARY,
2011, at 11:34 P.M., in Book 37 of Surveys at
page(s) 104 at the request of Cruse & Associates.
JERALD V. PETTIT BY: *[Signature]*
KITITAS COUNTY AUDITOR



CRUSE & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
217 East Fourth Street P.O. Box 959
Ellensburg, WA 98926 (509) 962-8242
HUTCHINSON PROPERTIES

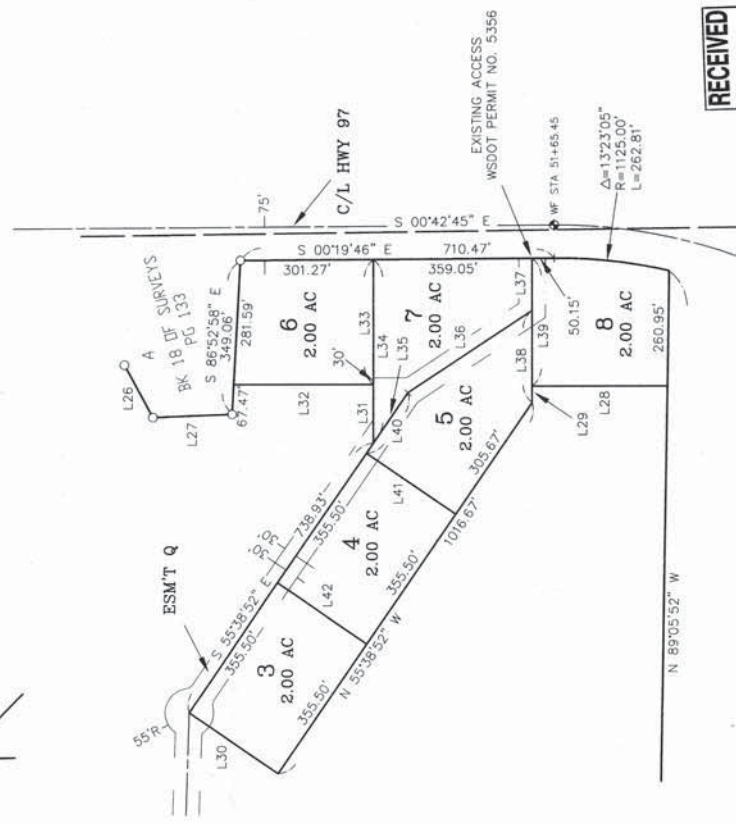
PART OF SECTIONS 28 & 29, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M.



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

DETAILS NOT TO SCALE

LINE	DIRECTION	DISTANCE
L1	N 31°05'13" W	252.79'
L2	N 37°50'13" W	358.67'
L3	S 81°26'17" W	19.61'
L4	N 12°16'42" W	262.64'
L5	N 07°19'58" W	350.64'
L6	N 27°24'58" W	135.86'
L7	N 47°24'58" W	160.00'
L8	S 22°50'21" E	220.14'
L9	N 67°09'39" E	127.12'
L10	N 13°19'03" E	139.91'
L11	N 35°38'45" E	58.13'
L12	N 71°26'13" E	64.43'
L13	S 84°57'41" E	153.09'
L14	S 75°39'22" E	231.61'
L15	S 77°34'11" E	187.33'
L16	S 82°57'50" E	287.77'
L17	N 80°55'10" E	87.23'
L18	N 67°08'27" E	105.12'
L19	S 74°24'04" W	83.06'
L20	N 84°46'15" W	75.93'
L21	N 74°50'52" E	59.99'
L22	S 19°51'46" W	49.59'
L23	N 74°31'14" E	81.71'
L24	S 75°39'24" W	38.82'
L25	S 10°26'02" W	150.98'
L26	S 61°32'57" W	135.18'
L27	S 02°12'15" E	179.49'
L28	N 00°00'00" E	306.64'
L29	N 90°00'00" W	37.28'
L30	N 34°21'08" E	245.06'
L31	S 90°00'00" E	133.01'
L32	N 00°00'00" E	316.57'
L33	S 90°00'00" W	282.91'
L34	N 90°00'00" E	415.91'
L35	S 55°38'52" E	138.31'
L36	S 33°24'28" E	336.62'
L37	N 90°00'00" E	118.45'
L38	N 90°00'00" E	208.51'
L39	N 90°00'00" E	289.69'
L40	S 55°38'52" E	166.24'
L41	S 34°21'08" W	245.06'
L42	N 34°21'08" E	245.06'



AUDITOR'S CERTIFICATE
 Filed for record this 13TH day of JANUARY,
 2011, at 1:34 P.M. in Book 37 of Surveys at
 page(s) 105 at the request of Cruise & Associates.

JERALD V. PETTIT BY: Brandon
 KITTITAS COUNTY AUDITOR

RECEIVED
 JAN 14 2011
 KITTITAS COUNTY
 CDS

CRUISE & ASSOCIATES
 PROFESSIONAL LAND SURVEYORS
 217 East Fourth Street
 Ellensburg, WA 98926 (509) 982-8242

PART OF SECTIONS 28 & 29, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M.

NOTES:

1. THIS SURVEY WAS PERFORMED USING A TOPOCON 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. THIS SURVEY MAY NOT SHOW ALL EASEMENTS OR IMPROVEMENTS WHICH MAY PERTAIN TO THIS PROPERTY.
3. AN IRRIGATION EASEMENT 10 FEET IN WIDTH IS RESERVED ALONG ALL LOT LINES. THE 10 FOOT EASEMENT SHALL ABUT THE EXTERIOR PROPERTY BOUNDARY AND SHALL BE DIVIDED 5 FEET ON EACH SIDE OF INTERIOR LOT LINES.
4. 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.
5. FOR SECTION SUBDIVISION, CORNER DOCUMENTATION AND ADDITIONAL INFORMATION, SEE BOOK 29 OF SURVEYS, PAGES 62-65, AND BOOK 15 OF SURVEYS, PAGE 154.
6. BASIS OF BEARINGS = BOOK 34 OF SURVEYS, PAGES 113-114.
7. 1-90 RIGHT OF WAY AND EASEMENT BOUNDARIES SHOWN HEREON ARE BASED ON SR-90 WEST SIDE CANAL TO BULL ROAD PLANS APPROVED JULY 7, 1964.
8. THE DESCRIPTIONS CONTAINED IN US DISTRICT COURT, EASTERN DISTRICT, SOUTHERN DIVISION, CIVIL CAUSE NO. 2130, CONTAIN GAPS AND OVERLAPS BUT ARE CLEARLY INTENDED TO MATCH THE SR-90 PLANS REFERENCED IN NOTE 7. I HOLD THE BOUNDARIES AS DELINEATED ON SAID SR-90 PLANS FOR THIS SURVEY.

LEGAL DESCRIPTIONS

ORIGINAL PARCELS - AFN'S 200710030018, 200310170082, 200511180074, 199802060022, 199802060020, 585116, 575784, 565593, 552391, 543010, 200710030020, 536418, 575783 AND A PORTION OF AFN 446016

PARCEL 1

PARCEL 1 OF THAT CERTAIN SURVEY RECORDED JANUARY 13, 2011 IN BOOK 37 OF SURVEYS, PAGES 102-106, UNDER AUDITOR'S FILE NO. 2010113-000000, RECORDS OF KITITAS COUNTY, WASHINGTON, BEING A PORTION OF THE WEST HALF OF SECTION 28 AND OF THE EAST HALF OF SECTION 29, ALL IN TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON.

PARCEL 2

PARCEL 2 OF THAT CERTAIN SURVEY RECORDED JANUARY 13, 2011 IN BOOK 37 OF SURVEYS, PAGES 102-106, UNDER AUDITOR'S FILE NO. 2010113-000000, RECORDS OF KITITAS COUNTY, WASHINGTON, BEING A PORTION OF THE WEST HALF OF SECTION 28 AND OF THE NORTHEAST QUARTER OF SECTION 29, ALL IN TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON.

PARCEL 3

PARCEL 3 OF THAT CERTAIN SURVEY RECORDED JANUARY 13, 2011 IN BOOK 37 OF SURVEYS, PAGES 102-106, UNDER AUDITOR'S FILE NO. 2010113-000000, RECORDS OF KITITAS COUNTY, WASHINGTON, BEING A PORTION OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON.

PARCEL 4

PARCEL 4 OF THAT CERTAIN SURVEY RECORDED JANUARY 13, 2011 IN BOOK 37 OF SURVEYS, PAGES 102-106, UNDER AUDITOR'S FILE NO. 2010113-000000, RECORDS OF KITITAS COUNTY, WASHINGTON, BEING A PORTION OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON.

PARCEL 5

PARCEL 5 OF THAT CERTAIN SURVEY RECORDED JANUARY 13, 2011 IN BOOK 37 OF SURVEYS, PAGES 102-106, UNDER AUDITOR'S FILE NO. 2010113-000000, RECORDS OF KITITAS COUNTY, WASHINGTON, BEING A PORTION OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON.

PARCEL 6

PARCEL 6 OF THAT CERTAIN SURVEY RECORDED JANUARY 13, 2011 IN BOOK 37 OF SURVEYS, PAGES 102-106, UNDER AUDITOR'S FILE NO. 2010113-000000, RECORDS OF KITITAS COUNTY, WASHINGTON, BEING A PORTION OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON.

PARCEL 7

PARCEL 7 OF THAT CERTAIN SURVEY RECORDED JANUARY 13, 2011 IN BOOK 37 OF SURVEYS, PAGES 102-106, UNDER AUDITOR'S FILE NO. 2010113-000000, RECORDS OF KITITAS COUNTY, WASHINGTON, BEING A PORTION OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON.

PARCEL 8

PARCEL 8 OF THAT CERTAIN SURVEY RECORDED JANUARY 13, 2011 IN BOOK 37 OF SURVEYS, PAGES 102-106, UNDER AUDITOR'S FILE NO. 2010113-000000, RECORDS OF KITITAS COUNTY, WASHINGTON, BEING A PORTION OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON.

EASEMENT Q

EASEMENT Q AS DELINEATED ON THAT CERTAIN SURVEY RECORDED JANUARY 13, 2011 IN BOOK 37 OF SURVEYS, PAGES 102-106, UNDER AUDITOR'S FILE NO. 2010113-000000, RECORDS OF KITITAS COUNTY, WASHINGTON, BEING ACROSS A PORTION OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON, AFFECTING PARCELS, 2, 3, 4, 5, 7 AND 8 OF SAID SURVEY.



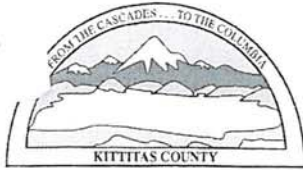
AUDITOR'S CERTIFICATE

Filed for record this 13TH day of JANUARY, 2011, at 1:34 P.M., in Book 37 of Surveys at page(s) 106 of the request of Cruse & Associates.

GERALD V. PETTIT BY: [Signature]
KITITAS COUNTY AUDITOR

CRUSE & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
217 East Fourth Street P.O. Box 959
Ellensburg, WA 98926 (509) 962-8242
HUTCHINSON PROPERTIES





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

February 19, 2010

Cruse & Associates
P.O. Box 959
Ellensburg, WA 98926

RE: Hutchinson Boundary Line Adjustment, BL-07-00166

Map Number: 18-18-28000-0044 (204536)
18-18-29010-0002 (121033)
18-18-28030-0009 (480436)
18-18-28030-0011 (11431)
18-18-28000-0054 (11430)
18-18-28000-0047 (048936)
18-18-29010-0004 (038936)
18-18-28000-0018 (291033)



Date stamp for revised
application: see next page

Dear Mr. Cruse,

Community Development Services is in receipt of the above referenced application. The application has been deemed complete and **preliminary approval** is hereby granted. Pursuant to Kittitas County Subdivision Code Chapter 16, please note the following items must be completed prior to final approval of the administrative segregation and must be submitted to our offices for review:

1. A legal description or survey displaying the new acreage, lot dimensions, and accesses with appropriate easements of each parcel must be submitted to our office prior to final approval.
2. These properties appear to be within the boundaries of both the Olsen and Ellensburg Water Irrigation entities. Confirmation from both entities that requirements, if necessary, have been met is needed prior to final approval of the Boundary Line Adjustment.
3. Please refer to the attached Kittitas County Public Works and Kittitas County Fire Marshall Comment Memos for information regarding additional requirements.

If you have any further questions, please feel free to contact me at (509) 933-8274.

Sincerely,

Jeff Watson
Staff Planner

Attachments via E-Mail to: cruseandassoc@kvalley.com
BLA Application
Preliminary BLA Drawings
Kittitas County Public Works Comments
Kittitas County Fire Marshall Comments

FEES:

\$425 Administrative Segregation per page
 \$100 Major Boundary Line Adjustment per page
 \$50 Minor Boundary Line Adjustment per page
 \$50 Combination

KITTITAS COUNTY ELLENSBURG, WA 98926

Assessor's Office
 County Courthouse Rm. 101

Planning Department
 County Courthouse Rm. 182

Treasurer's Office
 County Courthouse Rm. 102

REQUEST for PARCEL SEGREGATION and BOUNDARY LINE ADJUSTMENTS

Must be signed by the County Community Planning Department and Treasurer's Office. It will not be accepted by the Assessor's Office until fully completed.

Hutchinson Co. Cruse Assoc.
 Applicant's Name
 Ellensburg
 City

PO Box 959

Address
 WA 98926

State, Zip Code
 962-8242

Phone (Home)

Phone (Work)

Original Parcel Number(s) & Acreage

Action Requested

New Acreage
 (Survey Vol. __, Pg __)

(1 parcel number per line)

18-18-28000-0041 13.41

SEGREGATED INTO LOTS

102.00 AC

18-18-29010-0002 89.29 AC

"SEGREGATED" FOR MORTGAGE

100 106.90 AC

18-18-28030-0009 75.95

PURPOSES ONLY

112.44 60-2 AC

18-18-28030-0011 20.00

SEGREGATED FOREST IMPROVEMENT SITE

2 All as per ROS

18-18-28000-0054 20.00

ELIMINATE (SEGREGATE) MORTGAGE PURPOSE

2 ccc 1/14/11

18-18-28000-0047 0.74 AC

ONLY PARCEL

2

18-18-29010-0004 1.40 AC

BOUNDARY LINE ADJUSTMENT

2

18-18-28000-0018 1.00 AC

BOUNDARY LINE ADJUSTMENT BETWEEN

2

18-18-29010-0004 1.40 AC

PROPERTIES IN SAME OWNERSHIP

1.38

18-18-28000-0018 1.00 AC

COMBINED AT OWNERS REQUEST

1

Applicant is: Owner

Purchaser

Lessee

Other

James O. Hutchinson

Owner Signature Required

Other

Revised Numbers
 see Recorded Survey

Treasurer's Office Review

Tax Status: 2009 paid

By: [Signature]
 Kittitas County Treasurer's Office

Date: 12-28-2009

Planning Department 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) BLA's)
 Deed Recording Vol. ____ Page ____ Date ____ **Survey Required: Yes ____ No ____
- () This "segregation" is for Mortgage Purposes Only/Forest Improvement Site. "Segregated" lot shall not be considered a separate salable lot and must go through applicable short subdivision process in order to make a separately salable lot. (Page 2 required)

Card #: _____

Parcel Creation Date: _____

Last Split Date: _____

Current Zoning District: GENERAL INDUSTRIAL

Review Date: 9/3/2009

By: Jeff Watson

**Survey Approved: _____

By: _____

Notice: Kittitas County does not guarantee a building site, legal access, available water, or septic area for parcels receiving approval for BLA's or segregation. Please allow 3-4 weeks for processing.

FEES:

\$425 Administrative Segregation per page
 \$100 Major Boundary Line Adjustment per page
 \$50 Minor Boundary Line Adjustment per page
 \$50 Combination

KITTITAS COUNTY
 ELLENSBURG, WA 98926

Assessor's Office
 County Courthouse Rm. 101

Planning Department
 County Courthouse Rm. 182

RECEIVED

DEC 11 2007

Kittitas County
 Treasurer's Office
 County Courthouse Rm. 102

REQUEST for PARCEL SEGREGATION and BOUNDARY LINE ADJUSTMENTS

Must be signed by the County Community Planning Department and Treasurer's Office. It will not be accepted by the Assessor's Office until fully completed.

Hutchinson Co. Cruise Assoc.
 Applicant's Name
Ellensburg
 City

PO Box 959
 Address

WA 98926
 State, Zip Code

962-8242
 Phone (Work)

Phone (Home) _____
 Original Parcel Number(s) & Acreage
 (1 parcel number per line)

Action Requested

New Acreage
 (Survey Vol. _____, Pg. _____)

204536 18-18-28000-0044 ✓ 13.44
 121033 18-18-29010-0002 ✓ 89.24 AC
 480436 18-18-28030-0009 75.95
 11431 18-18-28030-0011 20.00
 11430 18-18-28000-0054 20.00 ✓
 048936 18-18-28000-0047 0.74 AC ✓
 038936 18-18-29010-0001 1.46 AC ✓
 291033 18-18-28000-0018 1.00 AC ✓

SEGREGATED INTO _____ LOTS
 "SEGREGATED" FOR MORTGAGE PURPOSES ONLY
 SEGREGATED FOREST IMPROVEMENT SITE
 ELIMINATE (SEGREGATE) MORTGAGE PURPOSE ONLY PARCEL
 BOUNDARY LINE ADJUSTMENT BETWEEN PROPERTY OWNERS
 BOUNDARY LINE ADJUSTMENT BETWEEN PROPERTIES IN SAME OWNERSHIP
 COMBINED AT OWNERS REQUEST

100
 112.44
 2
 2
 2
 1.38

Applicant is: _____ Owner _____ Purchaser _____ Lessee _____ Other

Owner Signature Required

Updated Treasurer Signature

Other

Tax Status: 2009 paid
paid through 2011

Treasurer's Office Review

By: W. C. Meyer
 Kittitas County Treasurer's Office

Date: 12-28-2009

11/11/2011

- () 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) BLA's)
 Deed Recording Vol. _____ Page _____ Date _____ **Survey Required: Yes _____ No _____
- () This "segregation" is for Mortgage Purposes Only/Forest Improvement Site. "Segregated" lot shall not be considered a separate salable lot and must go through applicable short subdivision process in order to make a separately salable lot. (Page 2 required)

Card #: _____

Last Split Date: _____

Review Date: 9/13/2009

**Survey Approved: 11/16/2011

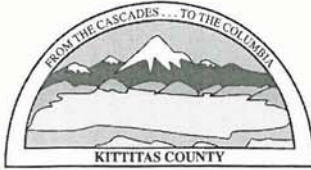
Parcel Creation Date: _____

Current Zoning District: GENERAL INDUSTRIAL

By: Jeff Watson

By: Jeff Watson

Notice: Kittitas County does not guarantee a building site, legal access, available water, or septic areas for parcels receiving approval for BLA's or segregation. Please allow 3-4 weeks for processing.



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

February 19, 2010

Cruse & Associates
P.O. Box 959
Ellensburg, WA 98926

RE: Hutchinson Boundary Line Adjustment, BL-07-00166

Map Number: 18-18-28000-0044 (204536)
18-18-29010-0002 (121033)
18-18-28030-0009 (480436)
18-18-28030-0011 (11431)
18-18-28000-0054 (11430)
18-18-28000-0047 (048936)
18-18-29010-0004 (038936)
18-18-28000-0018 (291033)

Dear Mr. Cruse,

Community Development Services is in receipt of the above referenced application. The application has been deemed complete and **preliminary approval** is hereby granted. Pursuant to Kittitas County Subdivision Code Chapter 16, please note the following items must be completed prior to final approval of the administrative segregation and must be submitted to our offices for review:

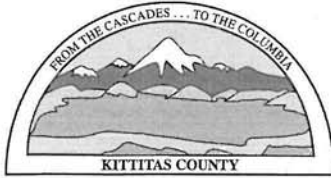
1. A legal description or survey displaying the new acreage, lot dimensions, and accesses with appropriate easements of each parcel must be submitted to our office prior to final approval.
2. These properties appear to be within the boundaries of both the Olsen and Ellensburg Water Irrigation entities. Confirmation from both entities that requirements, if necessary, have been met is needed prior to final approval of the Boundary Line Adjustment.
3. Please refer to the attached Kittitas County Public Works and Kittitas County Fire Marshall Comment Memos for information regarding additional requirements.

If you have any further questions, please feel free to contact me at (509) 933-8274.

Sincerely,

Jeff Watson
Staff Planner

Attachments via E-Mail to: cruseandassoc@kvalley.com
BLA Application
Preliminary BLA Drawings
Kittitas County Public Works Comments
Kittitas County Fire Marshall Comments



KITTITAS COUNTY DEPARTMENT OF PUBLIC WORKS

MEMORANDUM

TO: Jeff Watson, Community Development Services
FROM: Christina Wollman, Planner II *CW*
DATE: August 31, 2009
SUBJECT: Hutchinson BL-07-00166

The Public Works Department has reviewed the Request for Boundary Line Adjustment Application. In order to ensure that it meets current Kittitas County Road Standards, the applicant needs to provide the following prior to final approval:

1. The proposed access with appropriate easement(s) shall be shown and shall conform to applicable Kittitas County Road Standards.
2. A revised legal description that describes the final configuration of the subject property shall be required.

The applicant needs to be aware of the following:

- a. An approved access permit shall be required from the Kittitas County Department of Public Works prior to creating any new driveway access or performing any work within the county road right of way.
- b. Maintenance of driveway approaches shall be the responsibility of the owner whose property they serve. The County will not maintain accesses.
- c. Any further subdivision or lots to be served by proposed access may result in further access requirements. See Kittitas County Road Standards.
- d. All roads located within this development or roads that provide access to this development shall be constructed to current county road standards unless any other maintenance agreements, forest service road easements or state easements require higher road standards. The higher of the road standards shall apply.
- e. Evidence of existing access and/or evidence of access to be created should be confirmed prior to sale of property.
- f. Access is not guaranteed to any existing or created parcel on this application.

In addition to the above-mentioned conditions, all applicable Kittitas County Road Standards apply to this proposal. Please let me know if you have any questions or need further information.

Jeff Watson

From: Jeff Watson
Sent: Thursday, September 03, 2009 8:47 AM
To: 'Holmstrom, Rick'
Subject: BL-07-00166 Hutchinson
Attachments: BL-07-00166 Hutchinson Master File.pdf

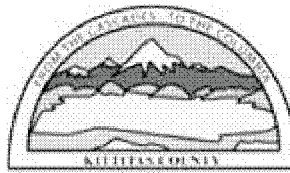
Rick,

Please see the attached file for review & comment.

Thanks,

Jeff Watson
Planner I

Kittitas County Community Development
Services
411 N. Ruby Street, Suite 2
Ellensburg, WA 98926
jeff.watson@co.kittitas.wa.us
P: 509.933.8274
F: 509.962.7682



"Building Partnerships-Building Communities"

All e-mail sent to this address will be received by the Kittitas County e-mail system and may be subject to Public Disclosure under RCW Chapter 42.56 and is subject to archiving and review by someone other than the recipient.

Segregation Preliminary Submittal Requirements For:

BL-07-00166 Hutchinson

Date Received: December 11, 2007

Review Date: August 28, 2009

Map Number: 18-18-28000-0054, 18-18-28030-0011, 18-18-28000-0047, 18-18-29010-0002, 18-18-29010-0004, 18-18-28000-0044, 18-18-28030-0009

Parcel Number: 11430, 11431, 048936, 121033, 038936, 204536, 480436

Planner: Jeff Watson Zoning: General Industrial, Agriculture 20

☒ **Fee Collected**

☒ **Second Page of Application turned in (Contact Page)**

☒ **8.5 X 11 Preliminary Plat Map**

☒ **Parcel History (Required for Comm Ag & Ag 20 if < 20 Acres)**

☒ **Subdivision conforms to the county comprehensive plan and all zoning regulations**

☒ **Located within Fire District** **Fire District 2 (Rural Ellensburg)**

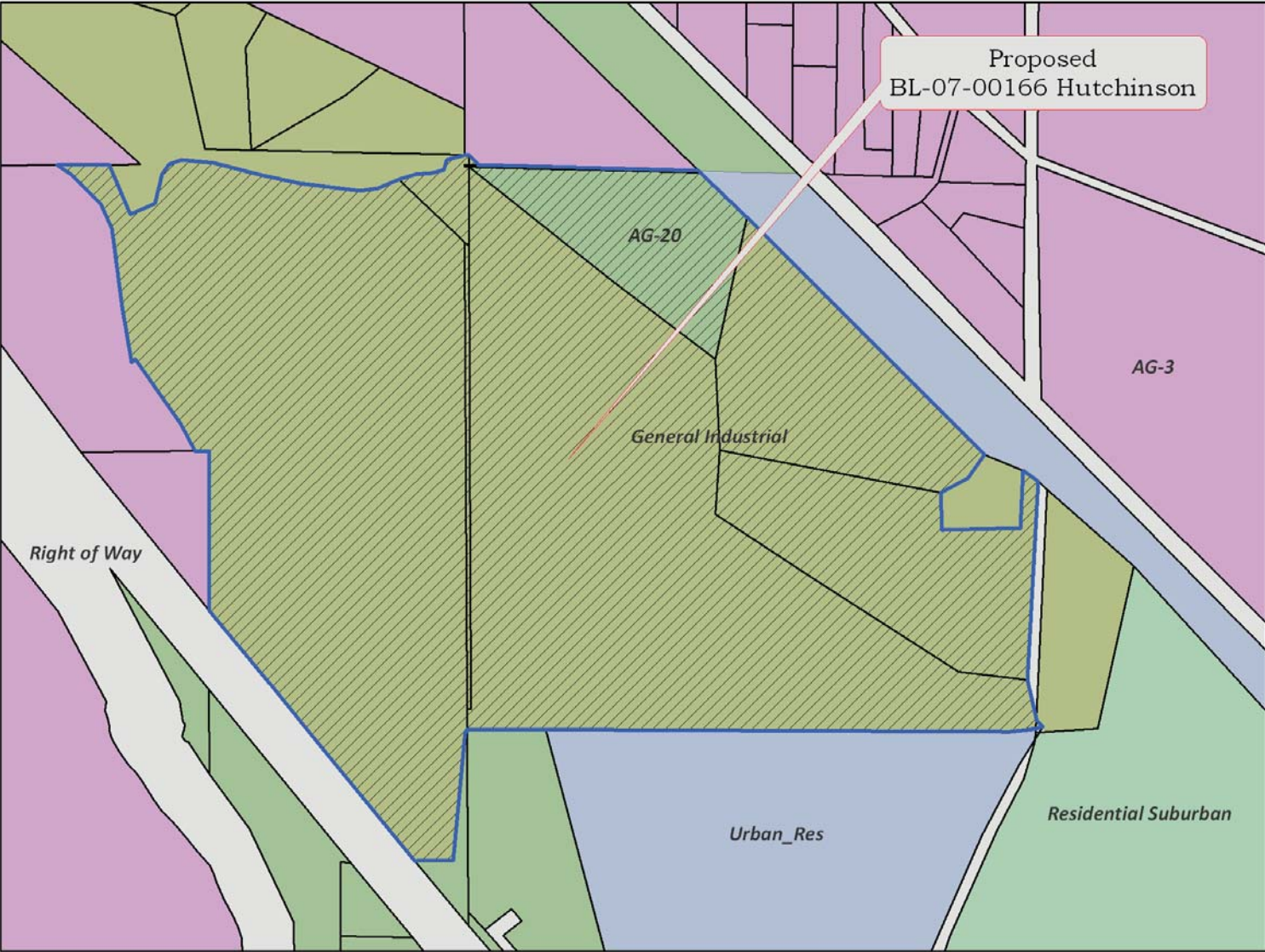
☒ **Located within Irrigation District** **Olsen & Ellensburg Water**

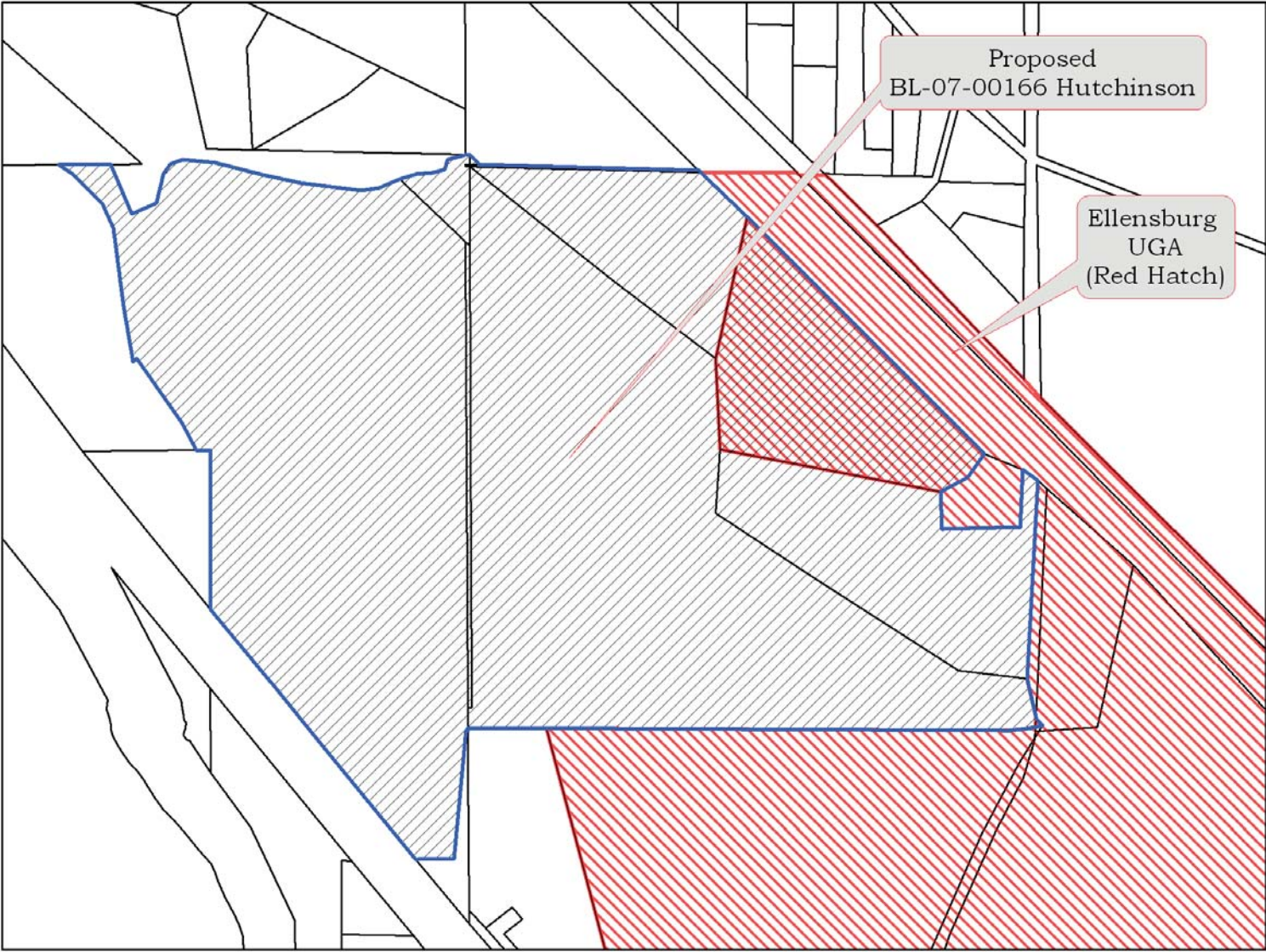
☒ **School District** **Ellensburg School District**

☒ **In UGA** **Partially**

Critical Areas

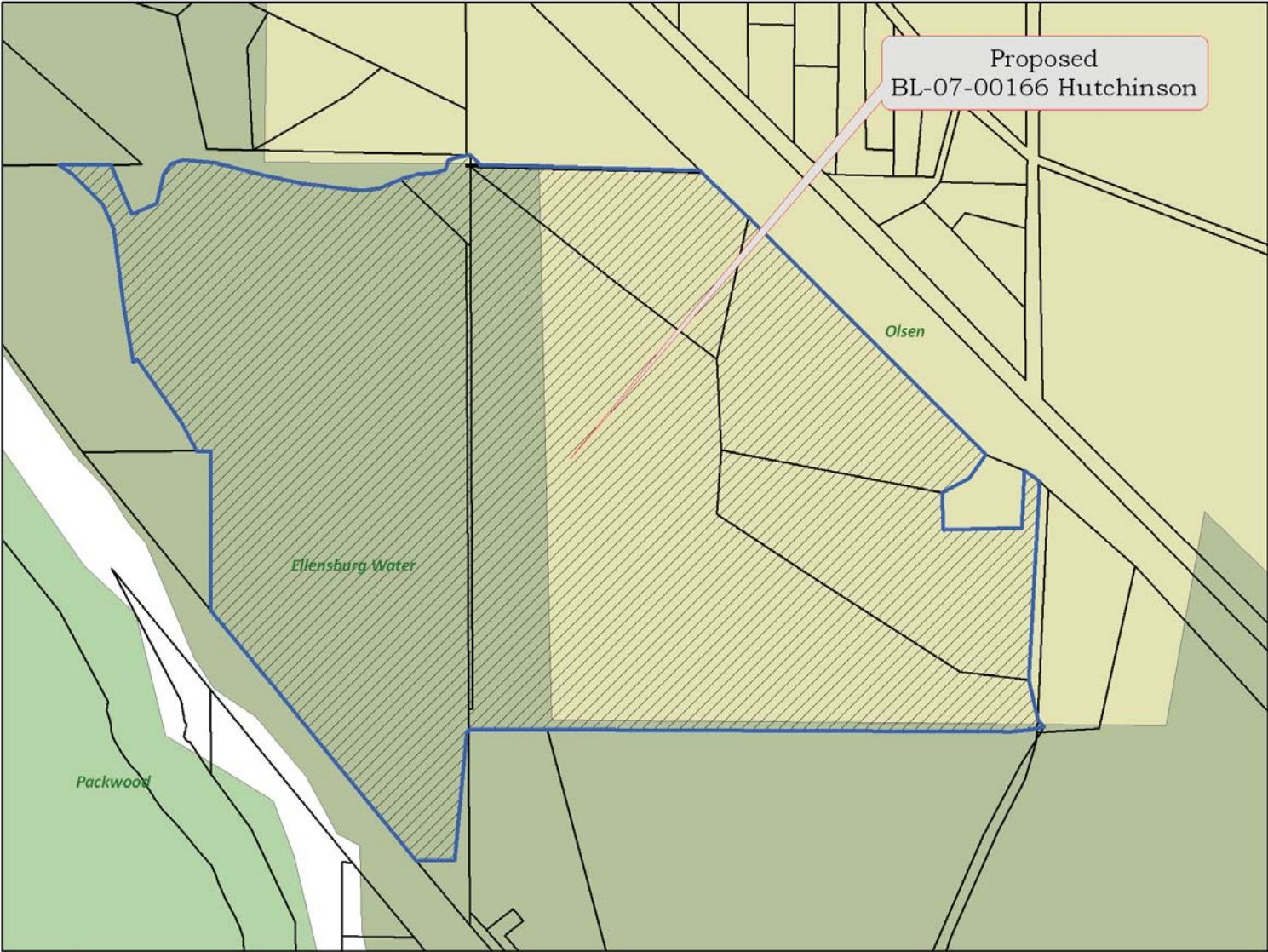
<input type="radio"/> Yes <input checked="" type="radio"/> No	Within a Shoreline of the State	Environment:	
<input checked="" type="radio"/> Yes <input type="radio"/> No	Within a FIRM Floodplain	Panel #:	5300950438C (500yr)
<input type="radio"/> Yes <input checked="" type="radio"/> No	Within a PHS Habitat	Habitat Type:	
<input checked="" type="radio"/> Yes <input type="radio"/> No	Wetland in Parcel	Wetland Type:	POWHX,PUSCX,PEMC
<input type="radio"/> Yes <input checked="" type="radio"/> No	Seismic Rating	Category:	
<input type="radio"/> Yes <input checked="" type="radio"/> No	Within Coal Mine Area		
<input type="radio"/> Yes <input checked="" type="radio"/> No	Hazardous Slope in Parcel	Category:	
<input type="radio"/> Yes <input checked="" type="radio"/> No	Airport Zones within Parcel	Zone:	
<input type="radio"/> Yes <input checked="" type="radio"/> No	Adjacent to Forest Service Road	Road:	
<input type="radio"/> Yes <input checked="" type="radio"/> No	Adjacent to BPA Lines or Easement		
<input checked="" type="radio"/> Yes <input type="radio"/> No	Within 1000' of Mineral Land of LTS		Hutchinson (ML-95-04)

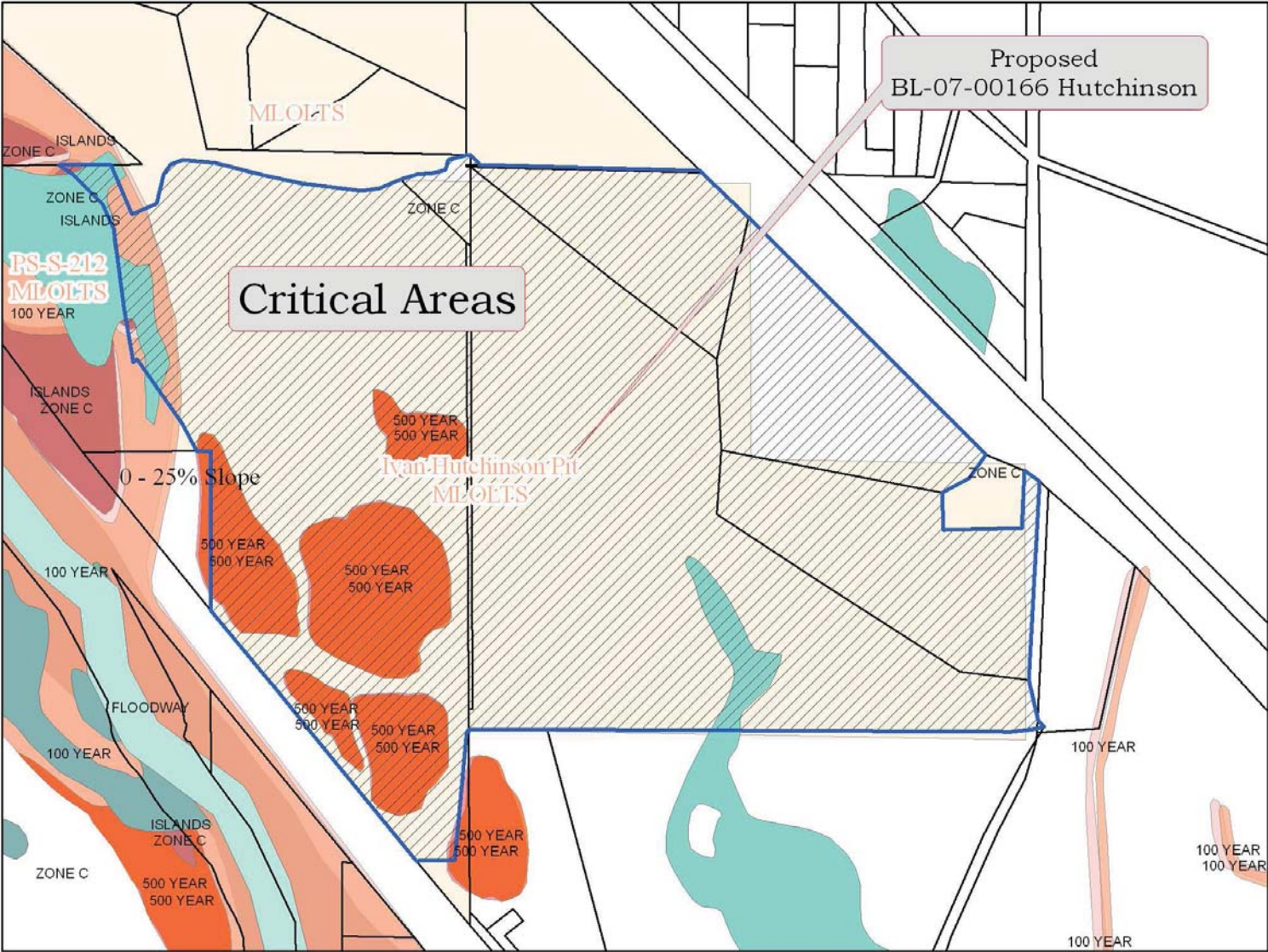


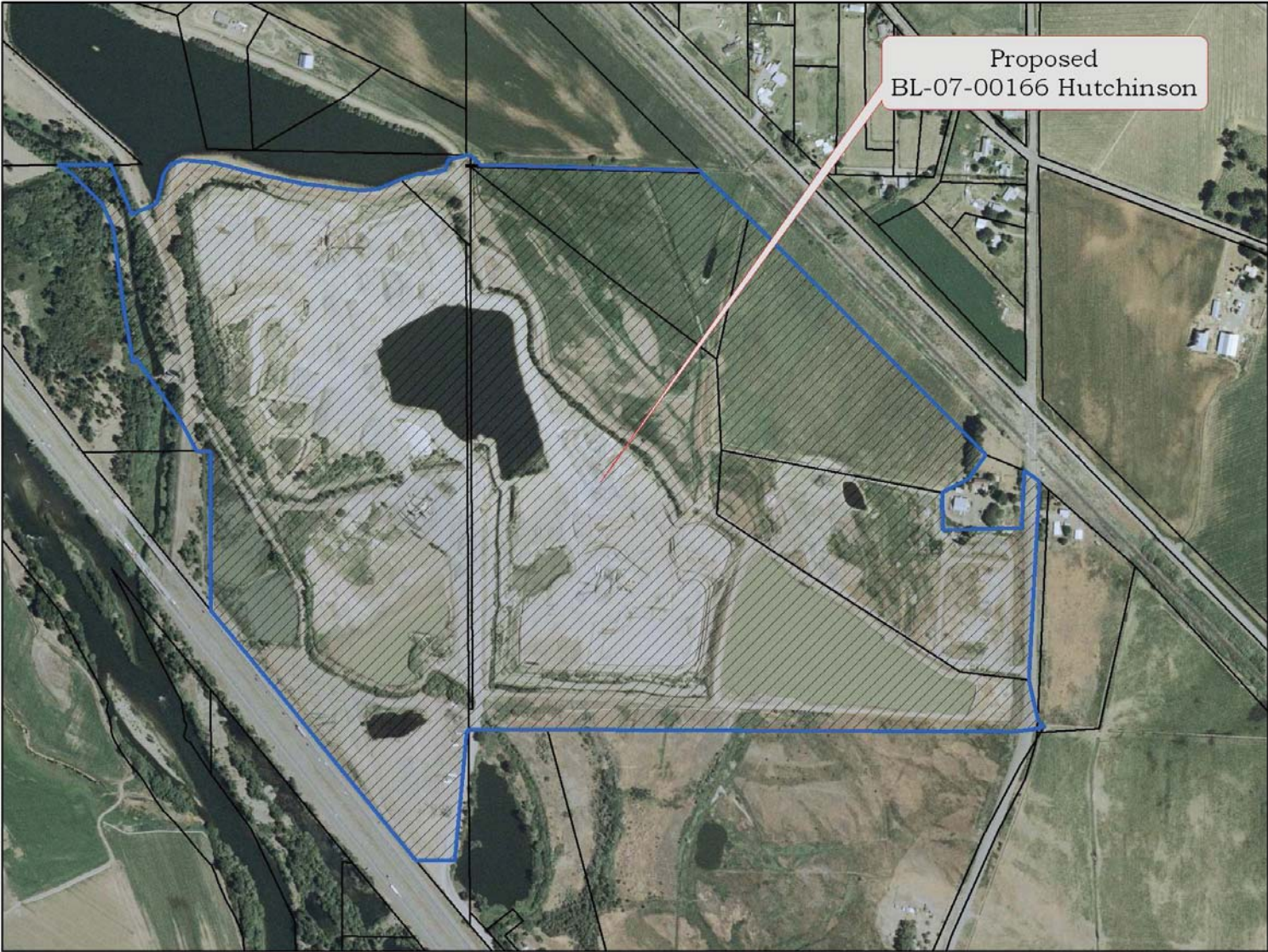


Proposed
BL-07-00166 Hutchinson

Ellensburg
UGA
(Red Hatch)







Proposed
BL-07-00166 Hutchinson

FEES:

\$425 Adminstr Segregation per page
 \$100 Major Boundary Line Adjustment per page
 \$50 Minor Boundary Line Adjustment per page
 \$50 Combination

KITTITAS COUNTY
 ELLENSBURG, WA 98926

Assessor's Office
 County Courthouse Rm. 101

Planning Department
 County Courthouse Rm. 182

RECEIVED

DEC 11 2007

Kittitas County
 Treasurer's Office
 County Courthouse Rm. 102

REQUEST for PARCEL SEGREGATION and BOUNDARY LINE ADJUSTMENTS

Must be signed by the County Community Planning Department and Treasurer's Office. It will not be accepted by the Assessor's Office until fully completed.

Hutchinson Co. Cruise Assoc.
 Applicant's Name
 Ellensburg
 City

PO Box 959

Address

WA 98926

State, Zip Code

962-8242

Phone (Work)

Phone (Home)

Original Parcel Number(s) & Acreage

(1 parcel number per line)

18-18-28000-0041 13.44

18-18-29010-0002 89.24 AC

18-18-28030-0009 75.95

18-18-28030-0011 20.00

18-18-28000-0054 20.00

18-18-28000-0047 0.74 AC

18-18-29010-0001 1.46 AC

18-18-28000-0018 1.00 AC

Action Requested

SEGREGATED INTO LOTS

"SEGREGATED" FOR MORTGAGE PURPOSES ONLY

SEGREGATED FOREST IMPROVEMENT SITE

ELIMINATE (SEGREGATE) MORTGAGE PURPOSE ONLY PARCEL

BOUNDARY LINE ADJUSTMENT BETWEEN PROPERTY OWNERS

BOUNDARY LINE ADJUSTMENT BETWEEN PROPERTIES IN SAME OWNERSHIP

COMBINED AT OWNERS REQUEST

New Acreage

(Survey Vol. Pg)

100

112.44

2

2

2

1.38

Applicant is:

Owner

Purchaser

Lessee

Other

Owner Signature Required

Other

Tax Status:

2009 paid
 paid through 2011

Treasurer's Office Review

By:

Kittitas County Treasurer's Office

Date:

12-28-2009

Planning Department 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) BLA's) Deed Recording Vol. Page Date **Survey Required: Yes No
- () This "segregation" is for Mortgage Purposes Only/Forest Improvement Site. "Segregated" lot shall not be considered a separate salable lot and must go through applicable short subdivision process in order to make a separately salable lot. (Page 2 required)

Card #:

Last Split Date:

Review Date:

**Survey Approved:

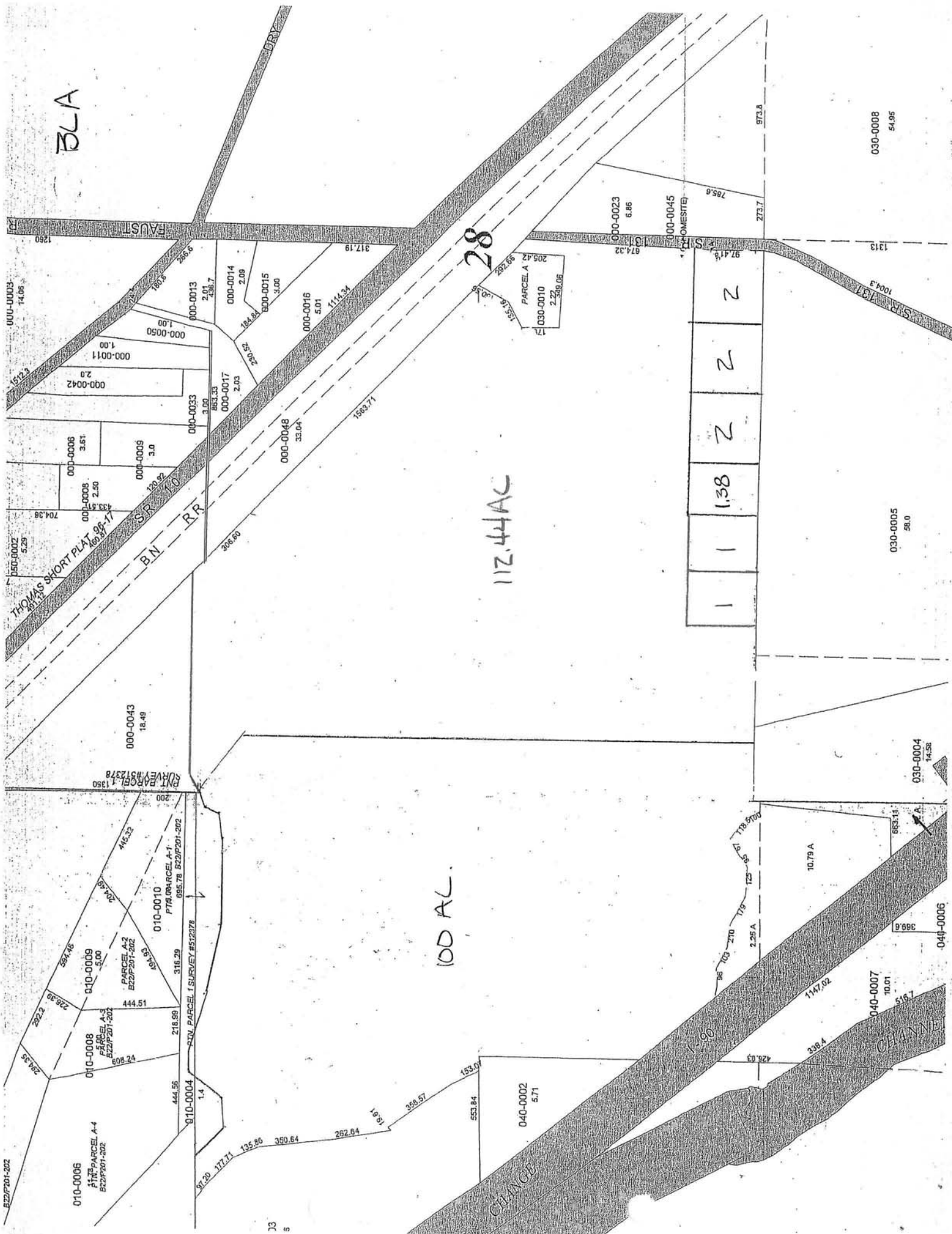
Parcel Creation Date:

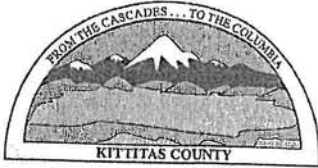
Current Zoning District:

By:

By:

Notice: Kittitas County does not guarantee a building site, legal access, available water, or septic areas for parcels receiving approval for BLA's or segregation. Please allow 3-4 weeks for processing.





KIT TITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

CDS@CO.KIT TITAS.WA.US

Office (509) 962-7506

Fax (509) 962-7682

October 3, 2007

Cruse & Associates
PO Box 959
Ellensburg, WA 98926

RE: Hutchinson Taylor Boundary Line Adjustment (BLA-07-129)

Dear Chris,

Kittitas County Community Development Services has reviewed the proposed Boundary Line Adjustment application and hereby grants: **FINAL APPROVAL**.

Pursuant to Kittitas County Subdivision Code Chapter 16, please note the following items must be completed to complete the process.

1. Please refer to the attached Kittitas County Public Works Memo for additional information.

If you have any questions, please contact our office.

Sincerely,

Mackenzie Moynihan
Staff Planner

Attachments: Approved BLA Application and maps
Preliminary BLA/Segregation Drawing
KC Public Works Comments

DARRYL PIERCY, DIRECTOR

ALLISON KIMBALL, ASSISTANT DIRECTOR

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

FEES:

\$425 Administ ve Segregation per page
 \$100 Major Boundary Line Adjustment per page
 \$50 Minor Boundary Line Adjustment per page
 \$50 Combination

BLA-07-129

BLA-07-129

KITTITAS COUNTY

ELLENSBURG, WA 98926

Assessor's Office
 County Courthouse Rm. 101

Planning Department
 County Courthouse Rm. 182

Treasurer's Office
 County Courthouse Rm. 102

REQUEST for PARCEL SEGREGATION and BOUNDARY LINE ADJUSTMENTS

Must be signed by the County Community Planning Department and Treasurer's Office. It will not be accepted by the Assessor's Office until fully completed.

Hutchinson / Taylor 40 Cruise & Assoc.
 Applicant's Name
 Ellensburg
 City

PO Box 959

Address

WA 98926

State, Zip Code

902-8242

Phone (Work)

Phone (Home)

Original Parcel Number(s) & Acreage
 (1 parcel number per line)

Action Requested

New Acreage

(Survey Vol. _____, Pg. _____)

(A) 18-18-29010-0002 93.99
 (B) 18-18-28000-0043 18.49
 (C) 18-18-29010-0006 11.78
 (D) 18-18-28000-0018 0.30
 (E) 18-18-29010-0004 1.40

SEGREGATED INTO _____ LOTS

"SEGREGATED" FOR MORTGAGE PURPOSES ONLY

SEGREGATED FOREST IMPROVEMENT SITE

ELIMINATE (SEGREGATE) MORTGAGE PURPOSE

ONLY PARCEL

X BOUNDARY LINE ADJUSTMENT

BETWEEN PROPERTY OWNERS

BOUNDARY LINE ADJUSTMENT BETWEEN

PROPERTIES IN SAME OWNERSHIP

COMBINED AT OWNERS REQUEST

89.29

17.79

16.48

1.00

1.40

125.96

Applicant is: _____ Owner

_____ Purchaser

_____ Lessee

Other AUG 27 2007

Owner Signature Required

Other

Kittitas County
CDS

Treasurer's Office Review

Tax Status: 2007 Taxes Paid in full By: Lisa Cap

Kittitas County Treasurer's Office

Date: 10-2-07

RECEIVED

OCT 03 2007

MARSHA WEYAND
KITTITAS COUNTY ASSESSOR

Planning Department 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) BLA's)
 Deed Recording Vol. _____ Page _____ Date _____ "Survey Required: Yes _____ No _____"

() This "segregation" is for Mortgage Purposes Only/Forest Improvement Site. "Segregated" lot shall not be considered a separate salable lot and must go through applicable short subdivision process in order to make a separately salable lot. (Page 2 required)

Card #: _____

Parcel Creation Date: _____

Last Split Date: _____

Current Zoning District: _____

Review Date: 9/13/07

By: _____

**Survey Approved: 10/1/07

By: _____

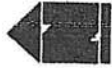
Notice: Kittitas County does not guarantee a building site, legal access, available water, or septic are for parcels receiving approval for BLA's or segregation. Please allow 3-4 weeks for processing.

BLA-07-129

PART OF SECTIONS 28 & 29, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M.

86/12/2007 12:28:11 PM V: 34 P: 113 200708130027
KITITAS COUNTY SURVEYORS
Page 1 of 2

34-113

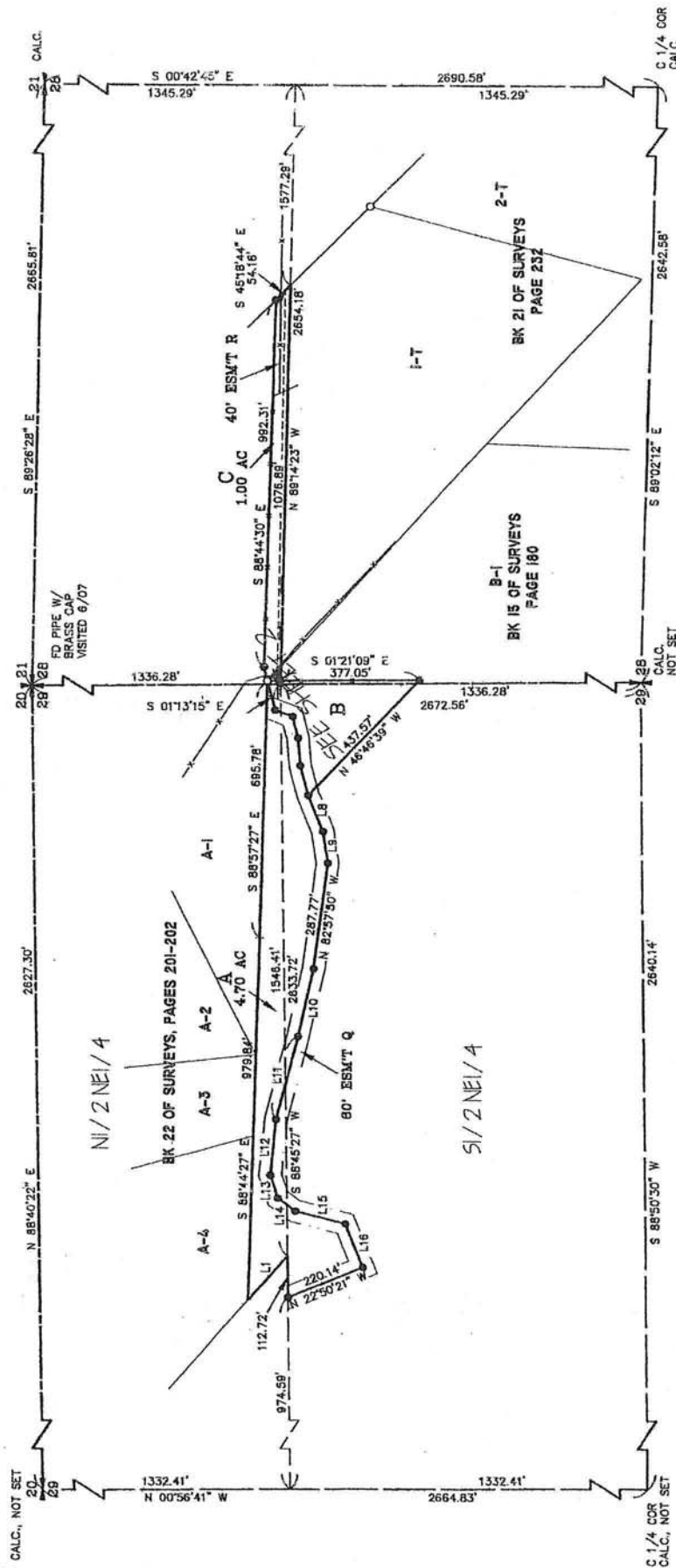


GRAPHIC SCALE



LEGEND

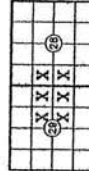
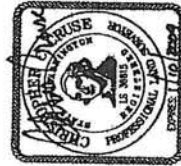
- SET 5/8" REBAR W/ YELLOW CAP - "CRUSE 36815"
- FOUND PIN & CAP
- FENCE



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 JIM HUTCHINSON and PAT TAYLOR in JULY of 2007.

Chris Cruse
CHRISTOPHER C. CRUSE
Professional Land Surveyor
DATE 8/15/2007
License No. 36815



AUDITOR'S CERTIFICATE

Filed for record this 13TH day of AUGUST, 2007, at 12:26 P.M., in Book 34 of Surveys at page(s) 113 of the request of Cruse & Associates.

HERALD V. PETTIT
KITITAS COUNTY AUDITOR

CRUSE & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
217 East Fourth Street P.O. Box 959
Ellensburg, WA 99826 (509) 882-8242
HUTCHINSON/TAYLOR PROP.

PART OF SECTIONS 28 & 29, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M.

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. THIS SURVEY MAY NOT SHOW ALL EASEMENTS OR IMPROVEMENTS WHICH MAY PERTAIN TO THIS PROPERTY.
3. 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.
4. THE PURPOSE OF THIS SURVEY IS TO COMPLETE A BOUNDARY LINE ADJUSTMENT AND IS EXEMPT FROM THE KITITAS CO. SUBDIVISION ORDINANCE UNDER CHAP. 16.04.020(2).

LEGAL DESCRIPTIONS

ORIGINAL PARCELS - PART OF AEN'S 515701, 448016 AND 489053

PARCEL A

PARCEL A OF THAT CERTAIN SURVEY AS RECORDED AUGUST 13, 2007 IN BOOK 34 OF SURVEYS AT PAGES 113-114 UNDER AUDITOR'S FILE NO. 20070813.00217, RECORD OF KITITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 28, AND OF THE NORTHWEST QUARTER OF SECTION 29, ALL IN TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON.

PARCEL B

PARCEL B OF THAT CERTAIN SURVEY AS RECORDED AUGUST 13, 2007 IN BOOK 34 OF SURVEYS AT PAGES 113-114 UNDER AUDITOR'S FILE NO. 20070813.00217, RECORD OF KITITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 28 AND OF THE NORTHWEST QUARTER OF SECTION 29, ALL IN TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON.

PARCEL C

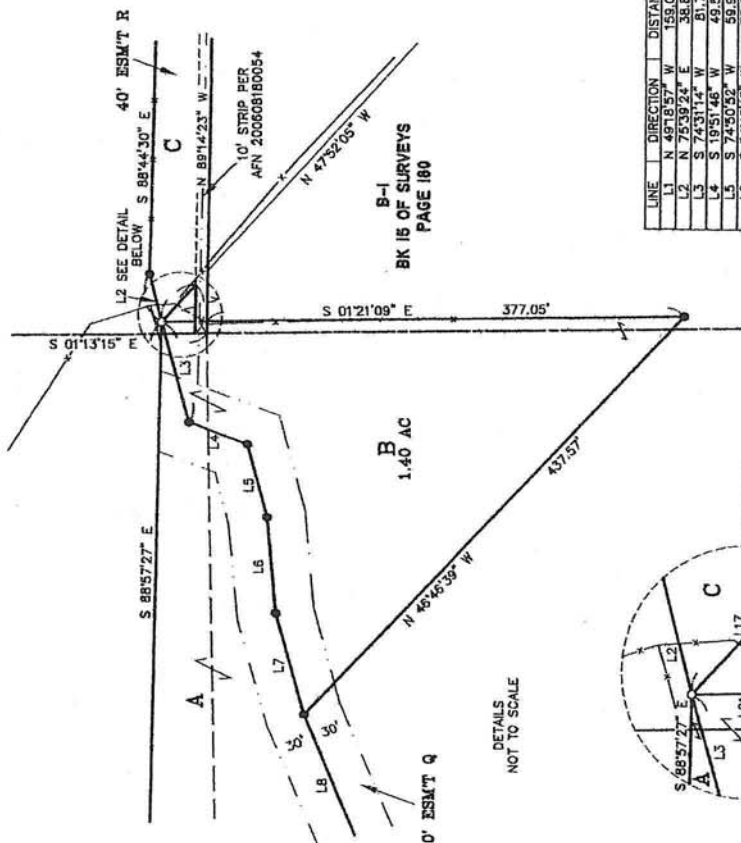
PARCEL C OF THAT CERTAIN SURVEY AS RECORDED AUGUST 13, 2007 IN BOOK 34 OF SURVEYS AT PAGES 113-114 UNDER AUDITOR'S FILE NO. 20070813.00217, RECORD OF KITITAS COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON.

EASEMENT Q

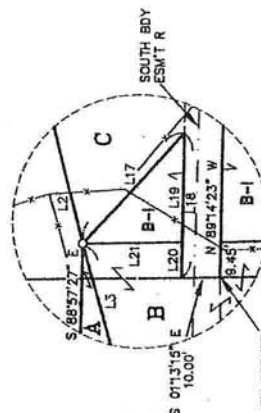
EASEMENT Q AS DELINEATED ON THAT CERTAIN SURVEY RECORDED AUGUST 13, 2007 IN BOOK 34 OF SURVEYS AT PAGES 113-114 UNDER AUDITOR'S FILE NO. 20070813.00217, RECORDS OF KITITAS COUNTY, WASHINGTON; BEING ACROSS A PORTION OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON; AFFECTING PARCELS A AND B OF SAID SURVEY.

EASEMENT R

EASEMENT R AS DELINEATED ON THAT CERTAIN SURVEY RECORDED AUGUST 13, 2007 IN BOOK 34 OF SURVEYS AT PAGES 113-114 UNDER AUDITOR'S FILE NO. 20070813.00217, RECORDS OF KITITAS COUNTY, WASHINGTON; BEING ACROSS A PORTION OF THE NORTHEAST QUARTER OF SECTION 28 AND A PORTION OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 18 NORTH, RANGE 18 EAST, W.M., IN THE COUNTY OF KITITAS, STATE OF WASHINGTON; AFFECTING PARCELS A, B AND C OF SAID SURVEY; ALSO AFFECTING PARCEL B-1 OF BOOK 15 OF SURVEYS, PAGE 180, AND PARCEL 1-T OF BOOK 21 OF SURVEYS, PAGE 232.



DETAILS
NOT TO SCALE



SW CORNER
NW 1/4 NW 1/4
OF SEC. 28
CALC., NOT SET

LINE	DIRECTION	DISTANCE
L1	N 47°57'27\"	158.07'
L2	N 75°39'27\"	158.07'
L3	S 74°31'14\"	35.97'
L4	S 19°51'46\"	49.50'
L5	S 74°30'52\"	69.89'
L6	S 84°45'15\"	25.93'
L7	S 74°24'04\"	63.08'
L8	S 67°08'27\"	105.12'
L9	S 80°35'10\"	87.23'
L10	N 77°34'12\"	187.33'
L11	N 75°39'27\"	231.61'
L12	N 84°37'41\"	153.09'
L13	S 71°28'13\"	84.43'
L14	S 35°38'45\"	35.13'
L15	S 13°19'07\"	136.91'
L16	S 67°08'39\"	127.12'
L17	S 47°52'05\"	39.45'
L18	N 89°14'23\"	35.08'
L19	N 89°14'23\"	28.65'
L20	S 89°14'23\"	9.42'
L21	N 01°21'09\"	26.10'

AUDITOR'S CERTIFICATE

Filed for record this 13TH day of AUGUST,

2007, at 12:26 P.M., in Book 34 of Surveys

at page(s) 114 at the request of Cruse & Associates.

GERALD V. PETTIT, Surveyor
KITITAS COUNTY AUDITOR



CRUSE & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
217 East Fourth Street P.O. Box 859
Ellensburg, WA 98928 (509) 982-8242