

**VICINITY MAP**



**1601 BROWN ROAD PLAT  
PART OF SECTIONS 3 & 4, T. 17 N., R. 18 E., W.M.  
KITITAS COUNTY, WASHINGTON  
- PRELIMINARY PLAT -**

**Exhibit 2**



**RECEIVED**  
APR 21 2025

**Kititas County CDS**

**OWNER:**

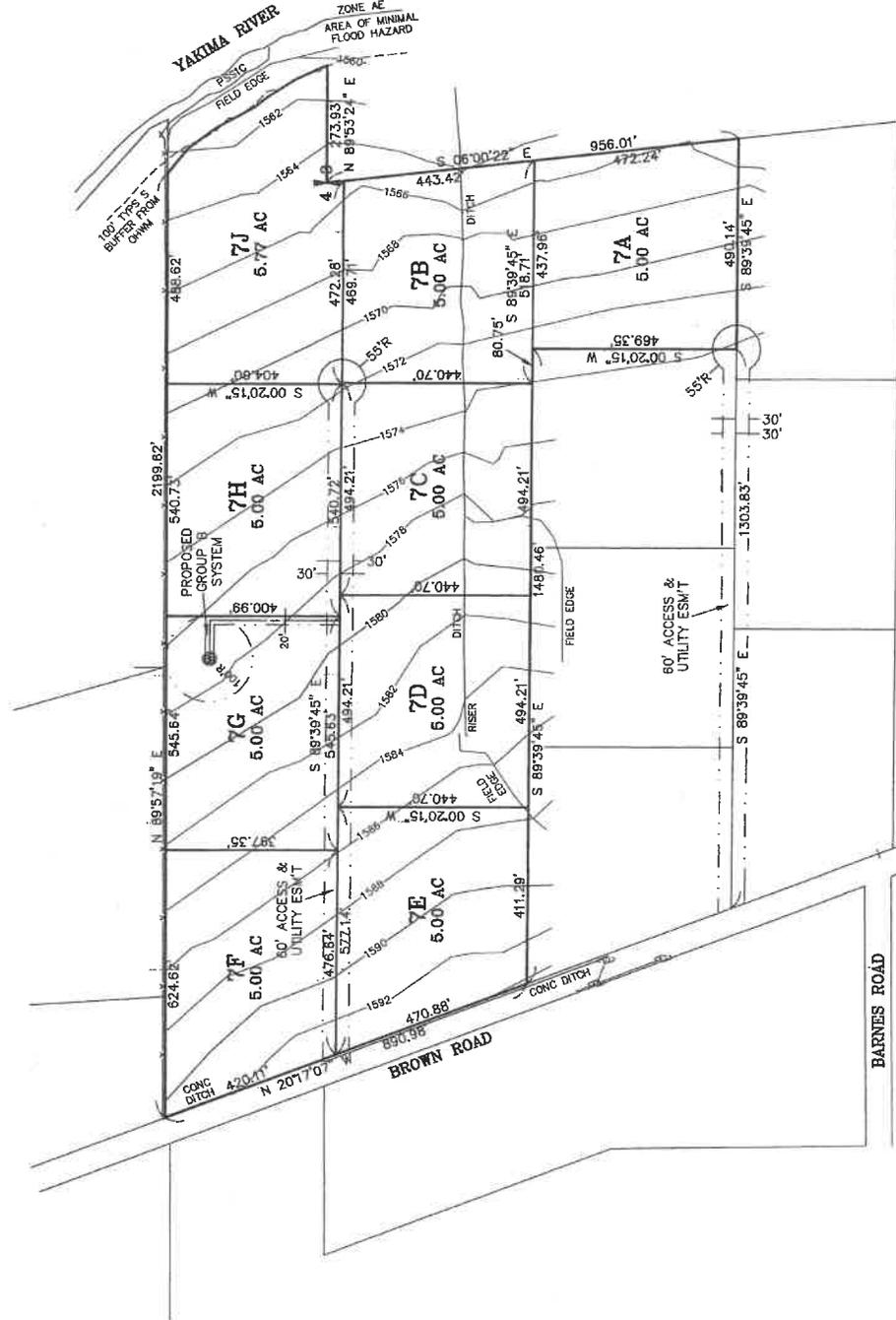
BROWN ROAD ESTATES LLC  
1401 W DOLARWAY RD STE. 301  
ELLENSBURG, WA 98926  
(509) 929-3980

TOTAL ACREAGE: 45.77 ACRES  
NO. OF LOTS: 9  
ZONE: AG 5  
ASSESSOR'S NO. 618133

SOURCE OF WATER: GROUP B WATER SYSTEM  
SEWER SYSTEM: SEPTIC TANKS  
DRAINAGE: AS PER KITITAS CO. STANDARDS  
ACCESS: PRIVATE ACCESS EASEMENT & COUNTY ROAD R/W

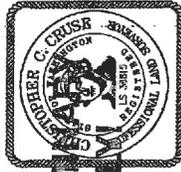
FLOOD ZONES SHOWN HEREON BASED ON FEMA FIRM PANEL 53037C12770 EFF. DATE 8/24/2021  
WETLANDS & BUFFER PER SEWALL CRITICAL AREA REPORT DATED 9/30/2024.

VERT. DATUM = NAVD88 BASED ON TIES TO NGS MONUMENT SB0541.  
CONTOURS BASED ON FIELD LOCATES COMPLETED 11/7/24 AND ARE ACCURATE TO 1/2 CONTOUR INTERVAL.



**SURVEYOR'S CERTIFICATE**

THIS MAP AND LOT LAYOUT IS A DEPICTION OF THE PROPERTY DESCRIBED HEREON. TOPOGRAPHIC INFORMATION IS BASED ON FIELD WORK DONE IN NOVEMBER OF 2024.



**PRELIMINARY**  
CHRISTOPHER C. CRUSE  
Professional Land Surveyor  
License No. 36815

DATE

**CRUSE & ASSOCIATES**  
PROFESSIONAL LAND SURVEYORS  
217 E. Fourth St.  
Ellensburg, WA 98926 (509) 962-8642  
**1601 BROWN ROAD PLAT**