

KITTTAS COUNTY COMMUNITY DEVELOPMENT SERVICES

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

CDS@CO.KITTTAS.WA.US

Office (509) 962-7506

Fax (509) 962-7682

SP-07-122

SHORT PLAT APPLICATION

(To divide lot into 2-4 lots)

KITTTAS COUNTY ENCOURAGES THE USE OF PRE-APPLICATION MEETINGS. PLEASE CALL THE DEPARTMENT IF YOU WOULD LIKE TO SET UP A MEETING TO DISCUSS YOUR PROJECT. INCOMPLETE APPLICATIONS WILL **NOT** BE ACCEPTED.

PLEASE TYPE OR PRINT CLEARLY IN INK. ATTACH ADDITIONAL SHEETS AS NECESSARY. THE FOLLOWING ITEMS MUST BE ATTACHED TO THIS APPLICATION PACKET:

REQUIRED ATTACHMENTS

- Five large copies of short plat with all preliminary drawing requirements complete (reference KCC Title 16 Subdivision Code for plat drawing requirements) and one small 8.5"x11" copy.
- Address list of all landowners within 300 feet of the site's tax parcel. If adjoining parcels are owned by the applicant, the 300 feet extends from the farthest parcel. If the parcel is within a subdivision with a Homeowners or Road Association, please include the address of the association.

OPTIONAL ATTACHMENTS

(Optional at preliminary submittal, but required at the time of final submittal)

- Certificate of Title (Title Report)
- Computer lot closures

FEES:

\$190 plus \$10 per lot for Public Works Department;
 \$376.88 plus \$75/hr. over 4 hrs. for Environmental Health Department;
 \$450 for Community Development Services Department
 (One check made payable to KCCDS)

\$1056.88

FOR STAFF USE ONLY

I CERTIFY THAT I RECEIVED THIS APPLICATION AND IT IS COMPLETE.

SIGNATURE:

DATE:

RECEIPT #

X Quinn M. Swenig

7-18-07

052488



NOTES: _____

DARRYL PIERCY, DIRECTOR

ALLISON KIMBALL, ASSISTANT DIRECTOR

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

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

Name: LARRY GORDON
Mailing Address: P.O. Box 660
City/State/ZIP: ELLENSBURG, WA 98926
Day Time Phone: 509-925-2259
Email Address: _____

✓ OK
8.3.07
MM

2. Name, mailing address and day phone of authorized agent (if different from land owner of record):

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

3. Contact person for application (select one):

Owner of record Authorized agent

All verbal and written contact regarding this application will be made only with the contact person.

4. Street address of property:

Address: ELLENSBURG RANCHES ROAD
City/State/ZIP: _____

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5. Legal description of property:

SEE ATTACHED

JUL 19 2007
JUL 18 2007

6. Tax parcel number(s):

19-17-23050-0005

Kittitas County
Kittitas County
CDS

7. Property size:

50.19 (acres)
0032 mm 5/20/08

8. Narrative project description: Please include the following information in your description: describe project size, location, water supply, sewage disposal and all qualitative features of the proposal; include every element of the proposal in the description (be specific, attach additional sheets as necessary):

SEE ATTACHED

9. Are Forest Service roads/easements involved with accessing your development? Yes (explain) No

10. What County maintained road(s) will the development be accessing from? SR 97

11. 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.

Signature of Authorized Agent:

Date:

X _____

Signature of Land Owner of Record:

Date:

(Required for application submittal)

X Larry W Gordon

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5. LEGAL DESCRIPTION OF PROPERTY:

LOTS 5A AND 5B OF THAT CERTAIN SURVEY AS RECORDED IN BOOK 34 OF SURVEYS AT PAGE 77, UNDER AUDITOR'S FILE No. 200707030022, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON.

8. NARRATIVE PROJECT DESCRIPTION:

THIS SHORT PLAT CONSISTS OF 50.19 ACRES LYING WESTERLY OF SR 97, NORTHERLY OF ELLENSBURG RANCHES ROAD AND EASTERLY OF SAGEBRUSH ROAD. FOUR LOTS WILL BE CREATED OUT OF LOTS 5A AND 5B OF THAT CERTAIN SURVEY AS RECORDED IN BOOK 34 OF SURVEYS AT PAGE 77, UNDER AUDITOR'S FILE No. 200707030022, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON. THE FOUR LOTS AND THEIR ACREAGES ARE: LOT 5A-1 AT 12.50 ACRES, LOT 5A-2 AT 12.50 ACRES, LOT 5B-1 AT 12.44 ACRES AND LOT 5B-2 AT 12.12.75 ACRES. THE LOTS WILL BE ACCESSED OFF OF SR 97 BY ELLENSBURG RANCHES ROAD THAT CONNECTS TO A 40.00 FOOT WIDE ACCESS AND UTILITY EASEMENT. WATER WILL BE SUPPLIED BY INDIVIDUAL WELLS AND EACH LOT WILL USE A SEPTIC TANK AND DRAINFIELD FOR SEWAGE DISPOSAL.

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OWNER:
BILL GORDON
1108 EAST 2ND STREET
ELLENBURG, WA 98926
509-964-2259

EXISTING TAX PARCEL No. 19-17-23050-0005
EXISTING PARCEL AREA: 51.19 ACRES
EXISTING ZONE: AG-20
SEWER SYSTEM: SEPTIC TANK & DRAINFIELD
MOUTH AND TYPE OF ACCESS: 60.00' EASEMENT

B. GORDON SHORT PLAT

PORTIONS OF THE SE 1/4 OF SEC. 23 & THE NE 1/4 SEC. 26, TOWNSHIP 19 NORTH, RANGE 17 EAST, W.M., KITTITAS COUNTY, WASHINGTON.

ORIGINAL LEGAL DESCRIPTION:
LOT 54 AND LOT 58 OF THAT CERTAIN SURVEY AS RECORDED IN BOOK 34 OF SURVEYS AT PAGE 77, UNDER AUDITOR'S FILE NO. 200707030022, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON.

NOTES:

1. THE PURPOSE OF THIS SHORT PLAT IS TO DIVIDE LOT 54 AND LOT 58 OF THAT CERTAIN SURVEY AS RECORDED IN BOOK 34 OF SURVEYS AT PAGE 77, UNDER AUDITOR'S FILE NO. 200707030022, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON, INTO 4 LOTS AS SHOWN HEREON.
2. THIS SURVEY WAS PERFORMED USING A NIKON DTM-521 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 ADJUSTMENT.
3. THIS SURVEY DOES NOT PURPORT TO SHOW ANY EASEMENTS OF RECORD OR OTHERWISE.
4. FOR CERTAIN SUBDIVISION, CORNER DOCUMENTATION AND ADDITIONAL SURVEY INFORMATION, SEE BOOK 4 OF SURVEYS AT PAGE 11, UNDER AUDITOR'S FILE NO. 200210100008 AND BOOK 28 OF SURVEYS AT PAGE 51, UNDER AUDITOR'S FILE NO. 200210240018 AND BOOK H OF SHORT PLATS AT PAGES 158 AND 159, UNDER AUDITOR'S FILE NO. 200311290019, AND THE SURVEYS REFERENCED THEREIN. THE BASIS OF BEARINGS SHOWN HEREON IS THE SAME AS SAID SHORT PLAT RECORDED IN BOOK H AT PAGES 158 AND 159.
5. PER RCW 17.10.140 LANDOWNERS ARE RESPONSIBLE FOR CONTROLLING AND PREVENTING THE SPREAD OF NOXIOUS WEEDS. ACCORDINGLY, THE KITTITAS COUNTY NOXIOUS WEED BOARD RECOMMENDS IMMEDIATE RESEEDING OF AREAS DISTURBED BY DEVELOPMENT TO PRECLUDE THE PROLIFERATION OF NOXIOUS WEEDS.
6. ANY FURTHER SUBDIVISION OR LOTS TO BE SERVED BY PROPOSED ACCESS MAY RESULT IN FURTHER ACCESS REQUIREMENTS, SEE SECTION 12.05 OF THE KITTITAS COUNTY ROAD STANDARDS.
7. 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.
8. THE COSTS OF CONSTRUCTION, MAINTENANCE AND SHOW REPAIRS FOR ALL GRADES, STREETS, ACCESSES AND ALLEYS WITHIN THIS PLAT SHALL BE THE OBLIGATION OF ALL OF THE OWNERS OF THE LOTS OF THE PLAT AND OF ANY ADDITIONAL LOTS THAT MAY BE SERVED BY THESE ROADS, STREETS AND ALLEYS.
9. A PUBLIC UTILITY EASEMENT TO FEET IN WIDTH AS 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.
10. MAINTENANCE OF THE ACCESS IS THE RESPONSIBILITY OF THOSE WHO BENEFIT FROM ITS USE.
11. PURSUANT TO RCW 90.44.050, THE CUMULATIVE EFFECT OF WATER WITHDRAWALS FOR THIS DEVELOPMENT SHALL NOT EXCEED 5,000 GALLONS PER DAY.
12. KITTITAS COUNTY RELIES ON ITS RECORD THAT A SUPPLY OF POTABLE WATER EXISTS. THE APPROVAL OF THIS DIVISION OF LAND INCLUDES NO GUARANTEE OR ASSURANCE THAT THERE IS A LEGAL RIGHT TO WITHDRAW GROUNDWATER WITHIN THE LAND DIVISION.
13. ENTIRE PRIVATE ROAD(S) SHALL ACHIEVE 55% COMPACTION AND SHALL BE INSPECTED AND CERTIFIED BY A LICENSED ENGINEER IN THE STATE OF WASHINGTON SPECIFYING THAT THE ROAD MEETS CURRENT KITTITAS COUNTY ROAD STANDARDS PRIOR TO THE ISSUANCE OF A BUILDING PERMIT FOR THIS SHORT PLAT.
14. KITTITAS 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.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT ~~THESE~~ AS THEIR SEPARATE ACT AND VOLUNTARY ACT AND DEED, FOR USES AND PURPOSES THEREIN MENTIONED, HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREBY DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS _____ DAY OF _____ A.D., 2007.

ACKNOWLEDGMENT

STATE OF WASHINGTON) S.S.
COUNTY OF KITTITAS)
THIS TO CERTIFY THAT ON THIS _____ DAY OF _____ A.D., 2007, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED ~~THESE~~ TO BE KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING DEDICATION AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FREELY AND VOLUNTARILY AND WITHOUT ANY UNLAWFUL PURPOSES THEREIN MENTIONED.

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

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDENT AT _____
MY COMMISSION EXPIRES: _____

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT ~~THESE~~ THE UNDERSIGNED BENEFICIARY OF A DEED OF TRUST DOES HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREBY DESCRIBED. IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS _____ DAY OF _____ A.D., 2007.

NAME _____ TITLE _____
NAME _____ TITLE _____

ACKNOWLEDGMENT

ON THIS _____ DAY OF _____ 2007, BEFORE ME, THE UNDERSIGNED A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SHOWN, PERSONALLY APPEARED _____ TO BE KNOWN TO BE THE _____ SECRETARY, PRESIDENT AND _____ THE CO-SUBDIVIDERS, RESPONDENT, OF THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF THE SAID INSTRUMENT AND THAT THE SEAL AFFIXED (IF ANY) IS THE CORPORATE SEAL OF SAID INSTRUMENT OF SAID CORPORATION.
WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR FIRST ABOVE WRITTEN.

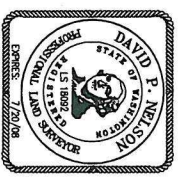
NOTARY PUBLIC AND FOR THE STATE OF WASHINGTON,
RESIDING AT _____

RECORDING No. SP-07-??

ADJACENT OWNERS

- | | |
|---|--|
| 19-17-23050-0007
GREGORY M. BLUIE
15200 HIGHWAY 97
ELLENBURG, WA 98926 | 19-17-26500-0004
TAMARA P. NORBYN
14600 HIGHWAY 97
ELLENBURG, WA 98926 |
| 19-17-23000-0011
EDVARGO L. TANSVIGEN
5700 ELLENBURG
ELLENBURG, WA 98926 | 19-17-25020-0010
KENT D. RICHARDS
5700 ELLENBURG
ELLENBURG, WA 98926 |
| 19-17-26565-0005
LUTHER C. PARKER
500 SHERBURGH ROAD
ELLENBURG, WA 98926 | 19-17-23050-0025
BETTY J. ANDERSON
500 SHERBURGH ROAD
ELLENBURG, WA 98926 |
| 19-17-23000-0013
MERCER ISLAND, WA 98940 | 19-17-26600-0066
GEORGE L. ANDERSON
RANCHES ROAD
ELLENBURG, WA 98926 |
| 19-17-23050-0024
DAVID W. SHAWBERG
188 ELLENBURG, WA 98944 | 19-17-23050-0024
DAVID W. SHAWBERG
188 ELLENBURG, WA 98926 |

- ① FOUND 1" REBAR W/CAP
LEG 8205
508'29"26" N 33° FROM
CALCULATED POSITION.
NOT EXCEPTED
- ② FOUND 1" REBAR W/
CRUISE CAP 1.67' FROM
CALCULATED POSITION.
NOT EXCEPTED
- ③ FOUND 1" REBAR W/
CRUISE CAP 2.07' FROM
CALCULATED POSITION.
NOT EXCEPTED
- ④ FOUND 1" REBAR W/
CRUISE CAP 0.47' FROM
CALCULATED POSITION.
NOT EXCEPTED
- ⑤ FOUND 1" REBAR W/
CAP (TIEABLE)
508'29"26" N 33° FROM
CALCULATED POSITION.
NOT EXCEPTED
- ⑥ FOUND 1" REBAR W/
CRUISE CAP 1.87' FROM
CALCULATED POSITION.
NOT EXCEPTED
- ⑦ FOUND 1" REBAR W/
CRUISE CAP 2.07' FROM
CALCULATED POSITION.
NOT EXCEPTED
- ⑧ FOUND 1" REBAR W/
CRUISE CAP 1.87' FROM
CALCULATED POSITION.
NOT EXCEPTED
- ⑨ FOUND 1" REBAR W/
CRUISE CAP 1.87' FROM
CALCULATED POSITION.
NOT EXCEPTED



RECORDER'S CERTIFICATE

Filed for record this _____ day of _____, 20____, at _____ M
in book _____ of _____ page _____ of the request of
_____ of _____
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
State of Washington.
in _____, 2007.
DAVID P. NELSON
Certificate No. 18092

K.C.S.P. NO. 07-

PRTNS OF SE 1/4 SEC. 23 & NE 1/4 SEC. 26
Kittitas County, Washington

DWN BY	DATE	JOB NO.
T. ROLETTO	07/2007	07115
CHKD BY	SCALE	SHEET
D. NELSON	1"=100'	2 OF 2

Encompass
ENGINEERING & SURVEYING
108 EAST 2ND STREET
CLE ELIJAH, WA 98922
PHONE: (509) 674-7433
FAX: (509) 674-7419

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07115 LOT 5A-1 CLOSURE.txt

Parcel name: LOT 5A-1

North: 14339.9441 East : 9499.9735
Line Course: S 57-33-43.2877 W Length: 871.3892
North: 13872.5429 East : 8764.5448
Line Course: S 17-06-08.7126 E Length: 568.5950
North: 13329.0908 East : 8931.7577
Line Course: N 68-00-56.2874 E Length: 843.4219
North: 13644.8288 East : 9713.8510
Line Course: N 17-06-08.7126 W Length: 727.2750
North: 14339.9441 East : 9499.9735

Perimeter: 3010.6811 Area: 544,500 sq. ft. 12.50 acres

Mapcheck Closure - (Uses listed courses, radii, and deltas)
Error Closure: 0.0000 Course: N 45-31-45.8280 E
Error North: 0.00003 East : 0.00003
Precision 1: 3,010,681,100.0000

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2

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07115 LOT 5A-2 CLOSURE.txt

Parcel name: LOT 5A-2

North: 14339.9441 East : 9499.9735
Line Course: N 17-06-08.7126 W Length: 727.2750
North: 15035.0594 East : 9286.0959
Line Course: S 48-03-02.2874 W Length: 926.0867
North: 14415.9949 East : 8597.3320
Line Course: S 17-06-08.7126 E Length: 568.5950
North: 13872.5429 East : 8764.5448
Line Course: N 57-33-43.2877 E Length: 871.3892
North: 14339.9441 East : 9499.9734

Perimeter: 3093.3459 Area: 544,500 sq. ft. 12.50 acres

Mapcheck Closure - (Uses listed courses, radii, and deltas)
Error Closure: 0.0000 Course: S 76-14-44.5421 W
Error North: -0.00001 East : -0.00003
Precision 1: 3,093,345,900.0000

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07115 LOT 5B-1 CLOSURE.txt

Parcel name: LOT 5B-1

North: 14733.9744 East : 10119.9572
Line Course: S 57-33-43.2877 W Length: 734.6017
North: 14339.9441 East : 9499.9735
Line Course: S 17-06-08.7126 E Length: 727.2750
North: 13644.8288 East : 9713.8510
Line Course: N 68-00-56.2874 E Length: 662.2781
North: 13892.7549 East : 10327.9723
Line Course: N 13-53-21.7128 W Length: 866.5567
North: 14733.9744 East : 10119.9572

Perimeter: 2990.7115 Area: 541,709 sq. ft. 12.44 acres

Mapcheck Closure - (Uses listed courses, radii, and deltas)
Error Closure: 0.0000 Course: N 03-36-01.0637 E
Error North: 0.00005 East : 0.00000
Precision 1: 2,990,711,500.0000

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07115 LOT 5B-2 CLOSURE.txt

Parcel name: LOT 5B-2

Curve North: 15083.9072 East : 10026.8869
Length: 22.7450 Radius: 1404.3108
Delta: 0-55-40.7802 Tangent: 11.3728
Chord: 22.7448 Course: S 18-13-31.2189 E
Course In: S 71-18-38.3910 W Course Out: N 72-14-19.1712 E
RP North: 14633.9145 East : 8696.6255
End North: 15062.3035 East : 10034.0004
Curve Length: 22.7450 Radius: 1597.0588
Delta: 0-48-57.5824 Tangent: 11.3727
Chord: 22.7448 Course: S 17-21-40.8375 E
Course In: S 72-13-50.3713 W Course Out: N 73-02-47.9537 E
RP North: 14574.9038 East : 8513.1328
End North: 15040.5949 East : 10040.7874
Curve Length: 22.7450 Radius: 1810.0000
Delta: 0-43-11.9845 Tangent: 11.3726
Chord: 22.7448 Course: S 16-35-36.0541 E
Course In: S 73-02-47.9536 W Course Out: N 73-45-59.9381 E
RP North: 14512.8117 East : 8309.4455
End North: 15018.7972 East : 10047.2828
Curve Length: 22.7450 Radius: 2088.4615
Delta: 0-37-26.3865 Tangent: 11.3726
Chord: 22.7449 Course: S 15-55-16.8687 E
Course In: S 73-45-59.9381 W Course Out: N 74-23-26.3246 E
RP North: 14434.9678 East : 8042.0859
End North: 14996.9249 East : 10053.5221
Curve Length: 22.7450 Radius: 2468.1818
Delta: 0-31-40.7886 Tangent: 11.3726
Chord: 22.7449 Course: S 15-20-43.2811 E
Course In: S 74-23-26.3246 W Course Out: N 74-55-07.1132 E
RP North: 14332.7938 East : 7676.3702
End North: 14974.9909 East : 10059.5413
Curve Length: 22.7450 Radius: 3016.6667
Delta: 0-25-55.1906 Tangent: 11.3726
Chord: 22.7449 Course: S 14-51-55.2915 E
Course In: S 74-55-07.1132 W Course Out: N 75-21-02.3038 E
RP North: 14190.0833 East : 7146.7766
End North: 14953.0072 East : 10065.3765
Curve Length: 22.7450 Radius: 3878.5714
Delta: 0-20-09.5928 Tangent: 11.3725
Chord: 22.7450 Course: S 14-28-52.8998 E
Course In: S 75-21-02.3038 W Course Out: N 75-41-11.8966 E
RP North: 13972.1050 East : 6312.8910
End North: 14930.9848 East : 10071.0642
Curve Length: 22.7450 Radius: 5430.0000
Delta: 0-14-23.9948 Tangent: 11.3725
Chord: 22.7450 Course: S 14-11-36.1060 E
Course In: S 75-41-11.8966 W Course Out: N 75-55-35.8914 E
RP North: 13588.5531 East : 4809.6217
End North: 14908.9342 East : 10076.6411
Curve Length: 22.7450 Radius: 9050.0000
Delta: 0-08-38.3969 Tangent: 11.3725
Chord: 22.7450 Course: S 14-00-04.9102 E
Course In: S 75-55-35.8914 W Course Out: N 76-04-14.2883 E
RP North: 12708.2991 East : 1298.2754
End North: 14886.8649 East : 10082.1442
Curve Length: 29.0337 Radius: 44942.0791
Delta: 0-02-13.2524 Tangent: 14.5169

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07115 LOT 5B-2 CLOSURE.txt

Chord: 29.0337 Course: S 13-54-06.8361 E
Course In: S 76-04-46.5377 W Course Out: N 76-06-59.7901 E
RP North: 4074.9803 East : -33540.0248
End North: 14858.6816 East : 10089.1198
Line Course: S 13-53-21.7128 E Length: 128.4633
North: 14733.9745 East : 10119.9572
Line Course: S 57-33-43.2877 W Length: 734.6017
North: 14339.9442 East : 9499.9735
Line Course: N 17-06-08.7126 W Length: 727.2750
North: 15035.0595 East : 9286.0959
Line Course: N 48-03-02.2874 E Length: 691.7433
North: 15497.4716 East : 9800.5702
Curve Length: 473.8408 Radius: 1357.5000
Delta: 19-59-57.5553 Tangent: 239.3556
Chord: 471.4390 Course: S 28-41-20.3866 E
Course In: S 51-18-40.8357 W Course Out: N 71-18-38.3910 E
RP North: 14648.9145 East : 8740.9679
End North: 15083.9073 East : 10026.8869

Perimeter: 2989.6629 Area: 555,494 sq. ft. 12.75 acres

Mapcheck Closure - (Uses listed courses, radii, and deltas)
Error Closure: 0.0001 Course: N 18-37-43.4804 W
Error North: 0.00006 East : -0.00002
Precision 1: 29,896,628.0000

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