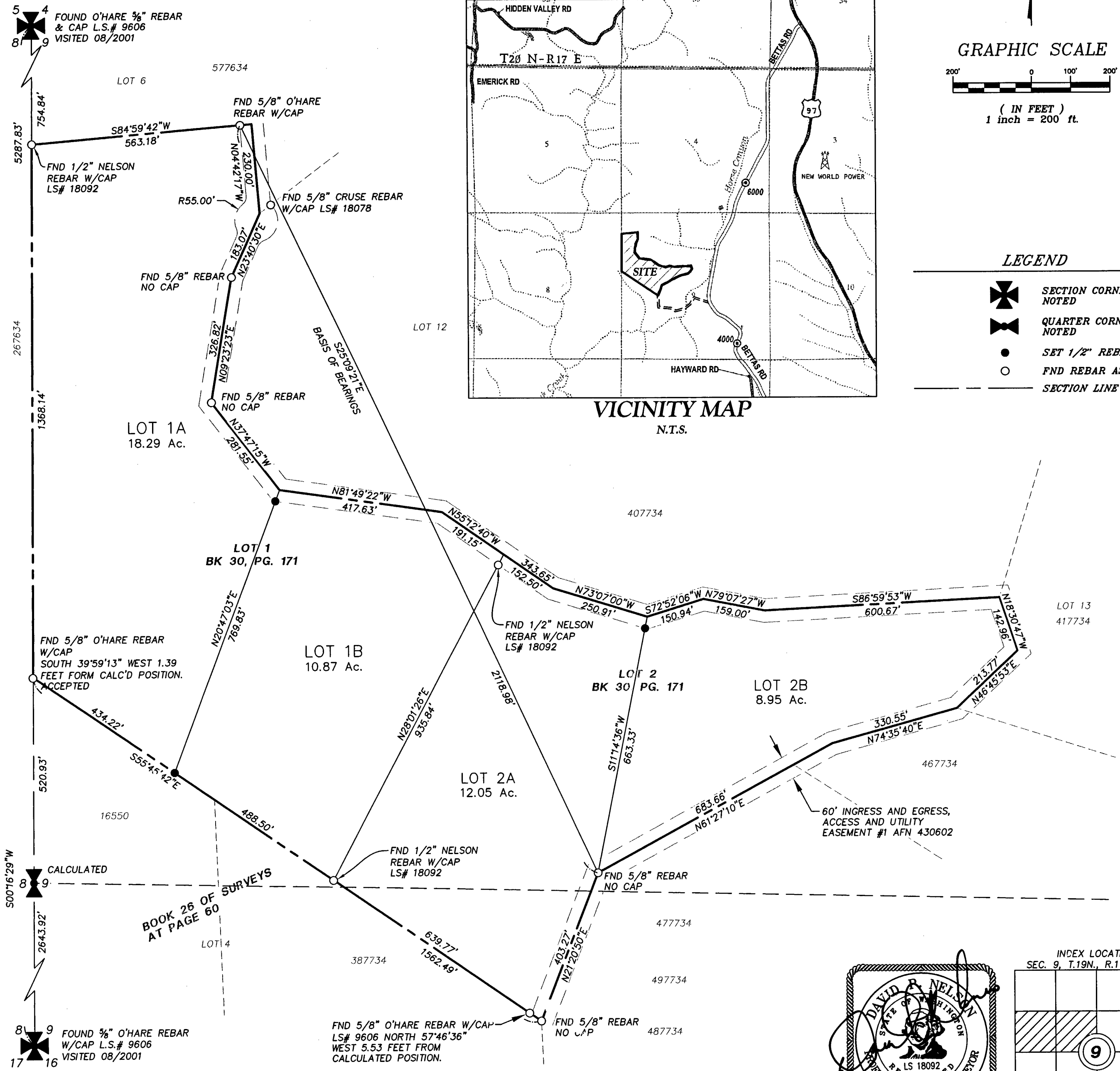


SP-07-164

SCHALLER SHORT PLAT
 PORTIONS OF THE WEST HALF OF SECTION 9,
 TOWNSHIP 19 NORTH, RANGE 17 EAST, W.M.,
 KITTITAS COUNTY, WASHINGTON.



APPROVALS

KITTITAS COUNTY PUBLIC WORKS
 EXAMINED AND APPROVED This 27 day of June A.D., 2008

 Kittitas County Engineer

COUNTY PLANNING DIRECTOR
 I hereby certify that the "SCHALLER" Short Plat has been examined by me and find that it conforms to the comprehensive plan of the Kittitas County Planning Commission.
 Dated this 27 day of June A.D., 2008

 Community Development Services Director

KITTITAS COUNTY HEALTH DEPARTMENT
 Preliminary inspection indicated soil conditions may allow use of septic tanks 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 septic tank permits for lots.
 Dated this 27 day of June A.D., 2008

 Kittitas County Health Officer

CERTIFICATE OF 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.
 Dated this 21 day of June A.D., 2008

 Kittitas County Treasurer

RECORDER'S CERTIFICATE 200807020030
 Filed for record this 2 day of July, 2008 at 4:33 P.M. in book J of SHORT PLATS at page 201 at the request of
 DAVID P. NELSON
 Surveyor's Name
 JERALD V. PETTIT
 County Auditor Deputy 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 LAWSON SCHALLER in O.C.T. 2007.

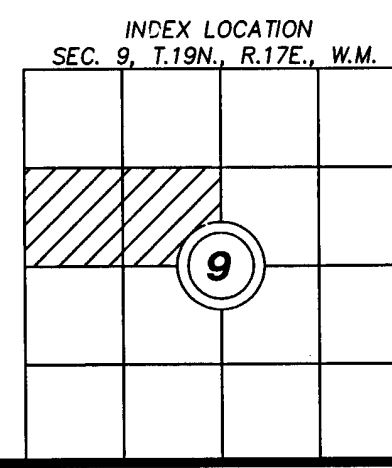
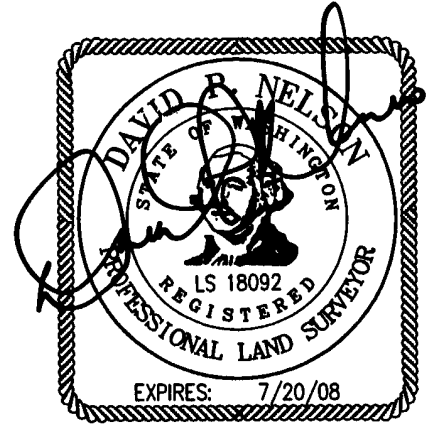
 DAVID P. NELSON DATE 6/25/08
 Certificate No. 18092

K.C.S.P. NO. 07-164
PRTN OF THE W. 1/2 OF SEC. 9, T.19N., R.17E., W.M.
Kittitas County, Washington

DWN BY T. ROLETTO	DATE 06/2008	JOB NO. 07187
CHKD BY D. NELSON	SCALE 1"=200'	SHEET 1 OF 2

Encompass
 ENGINEERING & SURVEYING

108 EAST 2ND STREET
 CLE ELUM, WA 98922
 PHONE: (509) 674-7433
 FAX: (509) 674-7419



J-202

SP-07-164

OWNER:

LAWSON SCHALLER
 ALEXANDER AVENUE
 LOS OSOS, CA 93402

EXISTING TAX PARCEL No. 19-17-09050-0005 &
 19-17-09050-0030

ORIGINAL PARCEL AREA: 50.16 ACRES
 EXISTING ZONE: AG-20
 SOURCE OF WATER: INDIVIDUAL WELL
 SEWER SYSTEM: SEPTIC TANK & DRAINFIELD
 WIDTH AND TYPE OF ACCESS: 60.00 FOOT INGRESS AND
 EGRESS, ACCESS AND UTILITY EASEMENT

SCHALLER SHORT PLAT

PORTIONS OF THE WEST HALF OF SECTION 9, TOWNSHIP 19 NORTH, RANGE 17 EAST, W.M., KITTITAS COUNTY, WASHINGTON.

ORIGINAL LEGAL DESCRIPTION:

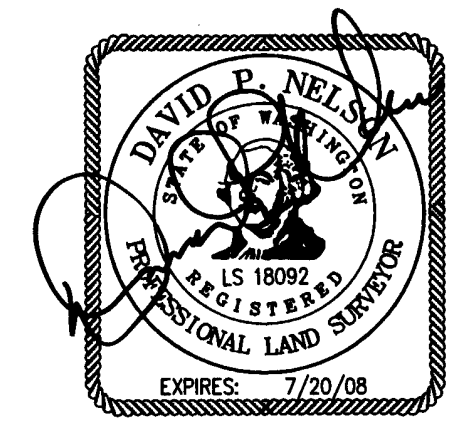
PARCELS 1 AND 2 OF THAT CERTAIN SURVEY AS RECORDED OCTOBER 25, 2004, IN BOOK 30 OF SURVEYS, PAGE 171, UNDER AUDITOR'S FILE No. 200410250001, RECORDS OF KITTITAS COUNTY, WASHINGTON; BEING A PORTION OF THE WEST HALF OF SECTION 9, TOWNSHIP 19 NORTH, RANGE 17 EAST, W.M., IN THE COUNTY OF KITTITAS, STATE OF WASHINGTON.

NOTES:

1. THE PURPOSE OF THIS SHORT PLAT IS TO DELINEATE THE BOUNDARY LINES OF TAX PARCEL No. 19-17-09050-0005 AND TAX PARCEL No. 19-17-09050-0030 AND TO SHORT PLAT SAID TAX PARCELS INTO THE CONFIGURATION 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 AZIMUTH ADJUSTMENT.
3. THIS SURVEY DOES NOT PURPORT TO SHOW ANY EASEMENTS OF RECORD OR OTHERWISE.
4. FOR SECTION SUBDIVISION, CORNER DOCUMENTATION AND ADDITIONAL SURVEY INFORMATION, SEE BOOK 30 OF SURVEYS, PAGE 171, UNDER AUDITOR'S FILE No. 200410250001 AND BOOK 26 OF SURVEYS AT PAGES 160, UNDER AUDITOR'S FILE NUMBER (AFN) 200108100038 AND BOOK 28 OF SURVEYS AT PAGE 57, UNDER AFN 200210290015 AND BOOK 5 OF SURVEYS AT PAGES 68-70, UNDER AFN 430602, RECORDS OF KITTITAS COUNTY, STATE OF WASHINGTON AND THE SURVEYS REFERENCED THEREON. THE BASIS OF BEARINGS IS THE SAME AS SAID SURVEY RECORDED IN BOOK 30 AT PAGE 171.
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 CONSTRUCTING, MAINTAINING AND SNOW REMOVAL FOR ALL ROADS, 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 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.
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 95% COMPACTION AND SHALL BEE 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.
15. ALL DEVELOPMENT MUST COMPLY WITH THE INTERNATIONAL FIRE CODE AND ITS APPENDICES.
16. PER KITTITAS COUNTY CODE 17.29.040, THIS SHORT PLAT HAS EXHAUSTED THE USE OF THE ONE-TIME SPLIT PROVISION ALLOWED PER KITTITAS COUNTY CODE. NO FURTHER ONE TIME SPLITS ARE ALLOWED FOR THE SUBJECT PARCELS AND SUBSEQUENT PARCELS CREATED VIA THIS SHORT PLAT.
17. THE SUBJECT PROPERTY IS WITHIN OR NEAR EXISTING AGRICULTURAL OR OTHER NATURAL RESOURCE AREAS ON WHICH A VARIETY OF ACTIVITIES MAY OCCUR THAT ARE NOT COMPATIBLE WITH RESIDENTIAL DEVELOPMENT FOR CERTAIN PERIODS OF VARYING DURATION. AGRICULTURAL OR OTHER NATURAL RESOURCE ACTIVITIES PERFORMANCE IN ACCORDANCE WITH COUNTY, STATE AND FEDERAL LAWS ARE NOT SUBJECT TO LEGAL ACTION AS PUBLIC NUISANCES. KITTITAS COUNTY HAS ADOPTED THE RIGHT TO FARM PROVISIONS CONTAINED IN SECTION 17.74 OF THE KITTITAS COUNTY ZONING CODE.
18. THE SCHALLER SHORT PLAT (SP-07-164) SHALL BE CONSIDERED AS ONE PROJECT AND THEREFORE SHALL BE LIMITED TO ONE SINGLE GROUNDWATER WITHDRAWAL EXEMPTION OF 5,000 GALLONS PER DAY TO BE DIVIDED BETWEEN ALL FOUR LOTS COMBINED. THE WELLS FOR THE SCHALLER SHORT PLAT SHALL BE METERED AND WATER USED DATA SHALL BE RECORDED BY THE PROPERTY OWNER OF THE WELL ON A MONTHLY BASIS AND SAID DATA SHALL BE AVAILABLE TO THE DEPARTMENT OF ECOLOGY FOR INSPECTION AT REASONABLE TIMES.

ADJOINERS

- | | |
|--|---|
| 407734
SLIM JORGENSEN
11410 NE 124TH ST PMB 6348
KIRKLAND, WA 98034-4305 | 387734
NELSON CREEK VISIONS LLC
391 NELSON CREEK RD
CLE ELUM, WA 98922 |
| 577634
ROBERT BISNETT
19855 10TH AVE. NW
SEATTLE, WA 98177 | 467734 & 477734 & 487734 &
497734
MARTIN RAND & ROBERT SCHALLER
2009 166TH PL NE
BELLEVUE, WA 98008 |
| 267634
SWAUK VALLEY RANCH LLC
% ALEX CORDAS
PO BOX 24567
SEATTLE, WA 98124 | 417734
GREGORY COGAN
4970 AIRPORT RD
CLE ELUM, WA 98922 |
| 16550
ARDEN SAFFORD
13732 59TH AVE. SE
EVERETT, WA 98208-9404 | |



RECORDER'S CERTIFICATE 200807020030
 Filed for record this 2 day of July, 2008 at 4:33 P.M.
 in book... of... at page... at the request of
 DAVID P. NELSON
 Surveyor's Name
 JERALD V. PETTIT
 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... LAWSON, SCHALLER
 in O.C.T. 2007.
 DAVID P. NELSON
 Surveyor
 Certificate No. 18092

K.C.S.P. NO. 07-164
 PRTN OF THE W. 1/2 OF SEC. 9, T.19N., R.17E., W.M.
 Kittitas County, Washington

DWN BY T. ROLETTA	DATE 06/2008	JOB NO. 07187
CHKD BY D. NELSON	SCALE 1"=200'	SHEET 2 OF 2

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

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT, ANNE M. NORMENT AND LAWSON SCHALLER, WIFE AND HUSBAND, AS THEIR SEPARATE ESTATE, OWNERS IN FEE SIMPLE OF THE HEREIN DESCRIBED REAL PROPERTY, DO HEREBY DECLARE, SUBDIVIDE AND PLAT AS HEREIN DESCRIBED.

IN WITNESS WHEREOF, WE HAVE SET OUR HANDS THIS 17 DAY OF JUNE, A.D., 2008.

ANNE M. NORMENT
 LAWSON SCHALLER

ACKNOWLEDGMENT

STATE OF CALIFORNIA
 COUNTY OF SAN LUIS OBISPO
 THIS TO CERTIFY THAT ON THIS 17th DAY OF JUNE, A.D., 2008, BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, PERSONALLY APPEARED ANNE M. NORMENT AND LAWSON SCHALLER, WIFE AND HUSBAND, TO BE 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 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 CALIFORNIA RESIDENT AT LOS OSOS, CA.
 MY COMMISSION EXPIRES: 6-09-2010