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MARY Syreen
433 Mt View Ln.
Anacortes WA 98221

Campbell Lake Owners Association
Water Well Protection Policy

DOCUMENT TITLE(S) (or transactions contained herein):

Water Well Protection Policy

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

[] ADDITIONAL REFERENCE NUMBERS ON PAGE _____ OF DOCUMENT.

GRANTOR(S) (Last name, first name and initials):

1. Campbell Lake Owners Association
- 2.
- 3.
- 4.

[] ADDITIONAL NAMES ON PAGE _____ OF DOCUMENT.

GRANTEE(S) (Last name, first name and initials):

1. Public
- 2.
- 3.
- 4.

[] ADDITIONAL NAMES ON PAGE _____ OF DOCUMENT.

LEGAL DESCRIPTION (Abbreviated: i.e., lot, block, plat or quarter, quarter, section, township and range):

Tract A Funk & Keller Campbell Lake Tracts

[] ADDITIONAL LEGAL(S) ON PAGE 1 OF DOCUMENT.

ASSESSOR'S PARCEL/TAX I.D. NUMBER:

[] TAX PARCEL NUMBER(S) FOR ADDITIONAL LEGAL(S) ON PAGE _____ OF DOCUMENT.

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CAMPBELL LAKE OWNERS' ASSOCIATION

Water Well Protection Policy

RE: CAMPBELL LAKE WATER WELL

REGISTRATION: Public Water Well System State of Washington I.D.# 012556

CERTIFICATE OF GROUND WATER RIGHT # 781104 Page No. G1-00347C

DATE OF CONFIRMATION: May 23rd, 1969

PERMIT NO: 9660

LOCATION: Tract A of the Plat of Funk & Kellers Campbell Lake Tracts,
Subdivision No 1, Sec. 18 Township 34 N R. 2 E.W.M. Mountain View
Lane, Anacortes, WA. 98221.

WATER WELL POLICY:

Campbell Lake Owners' Association (CLOA) created pursuant to the Plat of Funk & Kellers Campbell Lake Tracts Subdivision No 1, Sec. 18, Township 34N R2. E. W. M., hereby declares that due to recent activities regarding Tract A, which were heretofore not existing and/or not known to CLOA, it is necessary to adopt a written policy for its well protection under the laws of the State of Washington. The purpose of this policy is to operate, maintain, construct, add, alter, and repair the well and to provide potable water to the subdivision, which CLOA has been doing for thirty-two years to date.

(1). The legal responsibility regarding provisions of water service in the State of Washington are defined in Chapter 70.54.020 RCW, which chapter states in part:

"Every owner, agency, manager, operator or other persons who shall knowingly permit any act, or omit any duty or precaution regarding the purity or healthfulness of the water supply shall be guilty of a gross misdemeanor."

(2). Because this is a shallow well (22 Ft. deep) in a sensitive area, the following State of Washington Guideline for Group B PUBLIC WATER SYSTEM 1994 applies:

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Sanitary Control Zone.

(A) "Activities that occur on or near the ground surface near your well have been shown to affect the quality of water beneath the surface. Protecting your water source from potential sources of contamination is *the* most important consideration in owning and operating a public water system."

(B) "Drinking Water Regulations require that public water sources be surrounded by a sanitary control area in which activities that could contaminate the water source are not allowed. Current State Law specifies that the minimum area must be protected is one hundred foot radius circle about your well."

(3). A Restrictive Covenant attached to and incorporating this written Water Well Protection Policy shall be signed by the owner of the land on which the well is located declaring a 100 foot radius circle protection Sanitary Control Zone around the well. This Restrictive Covenant shall be completed and signed (signature notarized) by any property owner whose land lies within the 100 foot Radius of the Sanitary Control Zone.

(4). To ensure that the Sanitary Control Zone is enforced, fences have been erected and will be maintained on all four sides of Tract A. Since there has been no access to the Lake via Tract A for recreational or any other purposes since 1965 (32 years) and since certain activities pose potential harm to water system as per language above i.e. Sanitary Control Zone, access to Tract A shall be limited to Well operation, maintenance, construction, additions, alteration and repair of the water system by assigned members of the Campbell Lake Owners Association only and for said purposes only.

(5). To enforce the WAC regulations and because of the contour and slope of the South/West portion of the property located behind Tract A, in the future no septic systems may be installed within restrictive distances of between 100 and 1000 feet of the well, as determined by the Health Department when approving building permit.

(6). Hookups for said well water use shall be limited to lots No's 2,3,4,5,6,7,8 and 10 that are currently receiving water from the system. The reason for the limitation has been defined by the Skagit County Health Department in 1992, when a building request permit was filed by lot No. 9 and water hookup was refused by Skagit County because of potential future lack of sufficient water availability in said well.

(7). It is herewith expressly agreed among the current and future members of the Campbell Lake Owners' Association, that no member including those members who service the well shall be held liable by other members, their families, successors or

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assigns, for the purity of water due to possible contamination, acts of God or any reason whatsoever other than deliberate, intentional and personal gross negligence.

(8). This Policy is effective immediately and shall remain effective so long as the Campbell Lake Water Well is used to provide water to Subdivision No 1 as described previously.

(9). This Policy will be recorded and issued to all current and future owners in Subdivision No. 1, and will become part of the subdivision covenants.

Adopted pursuant to association meeting held on June 8th and 14th 1997, and signed on the following date:

July 16, 1997

Mary W. Syron - Sec. Treas.
Signature, Title

[Signature] Purveyor
Signature, Title

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