

Return Name & Address:



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Skagit County Auditor

\$75.00

8/12/2016 Page

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3:07PM

**BP16-0385 & BP16-0386
TITLE NOTIFICATION**

Waiver of 200' Foot Setbacks for Properties Outside of and Immediately Adjacent to
Designated Natural Resource Lands Pursuant to Skagit County Code 14.16.810

Owner pursuant to SCC 14.06.090(1)(c)*: **East Gardner LLC**

Property I.D. #: **P62505** Legal Description: Section: **33** Township: **35** Range: **04**

Parcel Address: **212 Gardner Road** City: **Burlington, WA. 98233**

Comp Plan/Zoning Designation: **Urban Reserve Residential**

*SCC 14.06.090 Contents of Application requires under item (1)(c) a verified statement by the Applicant that all property that is the subject of the application is either in the exclusive ownership of the Applicant or that the Applicant has submitted the application with the consent of all of the owners of the property.

Notice: This parcel lies outside of and immediately adjacent to an area designated as a Natural Resource Land (agricultural, forest or mineral resource lands of long-term commercial significance) in Skagit County. Pursuant to Skagit County Code 14.16.810((7) such parcels shall observe a minimum 200' building setback from such Natural Resource Lands unless a waiver is obtained. The property owner hereby waives the 200 foot setback by acknowledging in this title notification the possible occurrence of agriculture, forestry or mining activity on the adjacent property. The property owner identified herein also waives for all current and future owners, any claim for damages that may occur to the building or occupants because of activities which are conducted in accordance with applicable state regulations.

The property owner thus acknowledges that a variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting, or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law." In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. Contact Skagit County Planning and Development Services for details.

Adjacent: Rural Resource Agriculture Industrial Forest Secondary Forest Mineral Resource

Owner name pursuant to SCC 14.06.090(1)(c)

EAST GARDNER LLC

Signature

Kendall D. Gentry, manager



State of Washington, County of Skagit. On this 10th day of AUG, year of 2016 before me DIANA K. WHITNEY Notary Public, personally appeared Kendall D. Gentry personally known to me to be the person whose name is subscribed to this instrument, and acknowledged that he/she executed it.

Witness my hand and official seal

Notary's Signature

Diana K. Whitney

Notary Public in and for the State of Washington residing at Bow

My Commission Expires: 15 MAY 2017

****ADJACENT PROPERTY OWNER ONLY BELOW THIS LINE****

Industrial Forest or Agricultural Property Owner within 200' of project area

Owner name & parcel number: Raspberry Ridge Apt LP P62517

Signature Unable to Contact Neighboring Property owner.

Approved Per Brandon Black

Property Owner: Raspberry Ridge Apt LP

Property I.D. #: P62517 Legal Description: Section 33 Township 35 Range 04

Parcel Address: N/A City: Burlington

Comp Plan/Zoning Designation: Agriculture Natural Resource Land

State of Washington, County of Skagit. On this _____ day of _____, year of _____ before me _____ Notary Public, personally appeared _____ personally known to me to be the person whose name is subscribed to this instrument, and acknowledged that he/she executed it.

Witness my hand and official seal:

Notary's Signature _____

Notary Public in and for the State of Washington residing at _____

My Commission Expires: _____

MEMO:

To: Skagit County Permit Center

From: Kendall Gentry

Re: Title Notification, Permit #'s BP16-0385 & BP16-0386, Waiver of 200' setbacks

8/11/16

After two unsuccessful attempts to obtain the signature of an authorized person from Raspberry Ridge Apt LP, I am requesting that the county endorse the subject Title Notification document on my behalf.

Thanks



Kendall Gentry