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06/27/2024 01:53 PM Pages: 1 of 6 Fees: \$308.50
Skagit County Auditor

PROTECTED CRITICAL AREA SITE PLAN

Page 1 of 6

Grantor/Owner: HJS Properties, LLC, ATTN Linda Bishop

Grantee: PUBLIC

Site Address: 17737 WEST BIG LAKE BOULEVARD

Property ID #: P61973 Assessors Tax Account #: 3862-000-014-0005

Legal Description: SW ¼ Sec. 36 Twp. 34 N Rng. 4 E / Plat Name: BIG LAKE WATER FRONT TRACTS, Tracts: 13 & 14

Permit/Activity #: PL24-0020

The PROTECTED CRITICAL AREA (PCA) is to be left undisturbed in its natural state. "With the exception of activities identified as Allowed without Standard review under SCC 14.24.070, any land-use activity that can impair the functions and values of critical areas or their buffers through a development activity or by disturbance of the soil or water, and/or by removal of, or damage to, existing vegetation shall require critical areas review and written authorization pursuant to SCC 14.24." SCC 14.24.060

No clearing, grading, filling, logging or removal of woody material, building, construction or road construction of any kind, planting of non-native vegetation or grazing of livestock is allowed within the PCA areas except as specifically permitted by Skagit County on a case-by-case basis consistent with SCC 14.24.

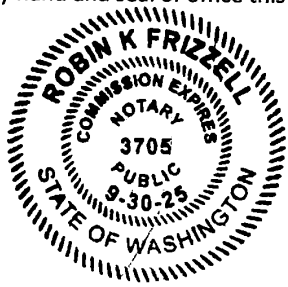
Representations on this site plan may be approximations only and should not be used for purposes other than for determining general locations of critical areas. Development activities beyond the scope of this plan may require additional studies and approvals.

The above references to "Grantor" and "Grantee" shall not be construed as a transfer of property ownership and are used solely for filing with the County Auditor.

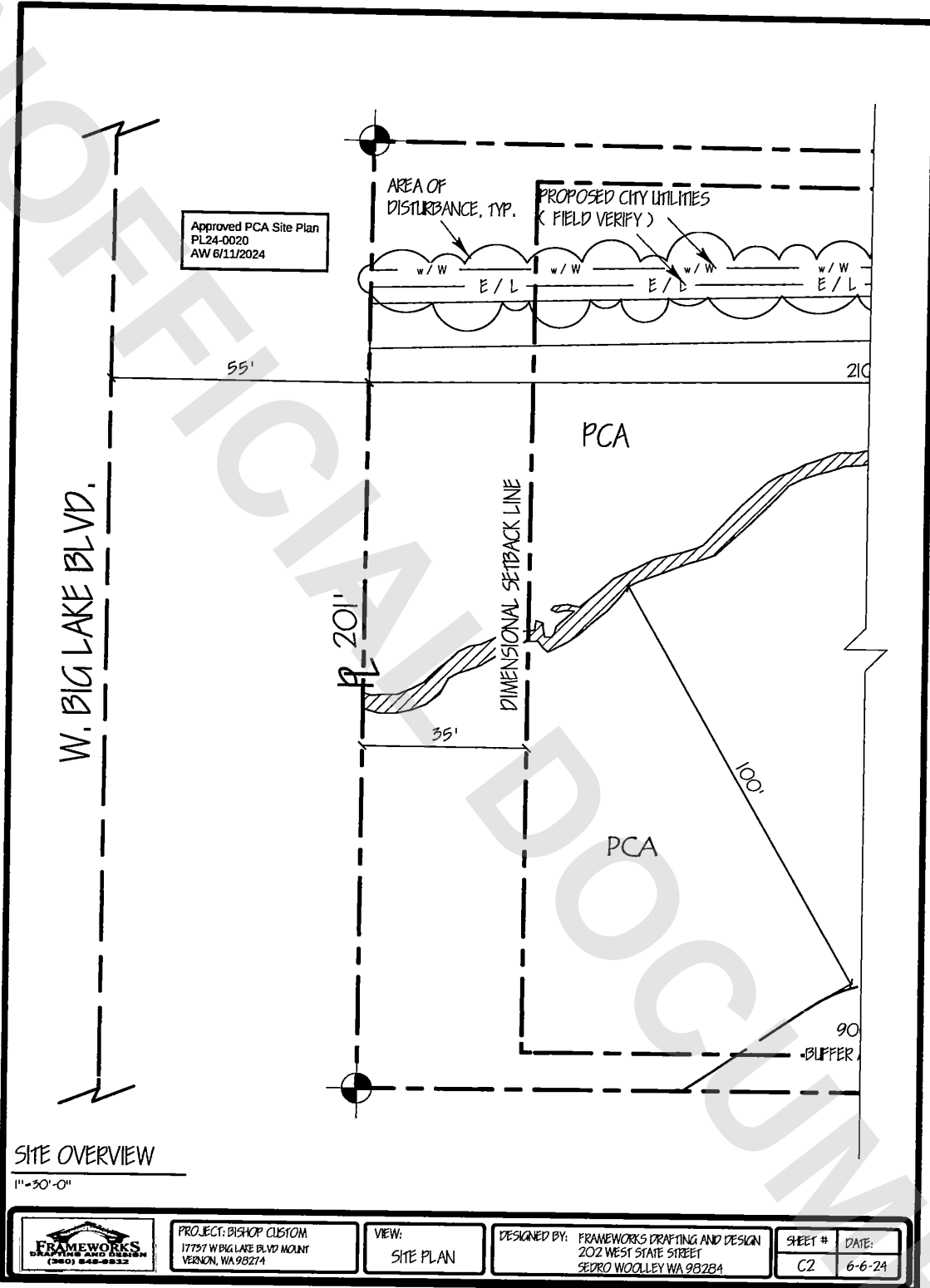
Owner: Linda Bishop Date: 6-26-24

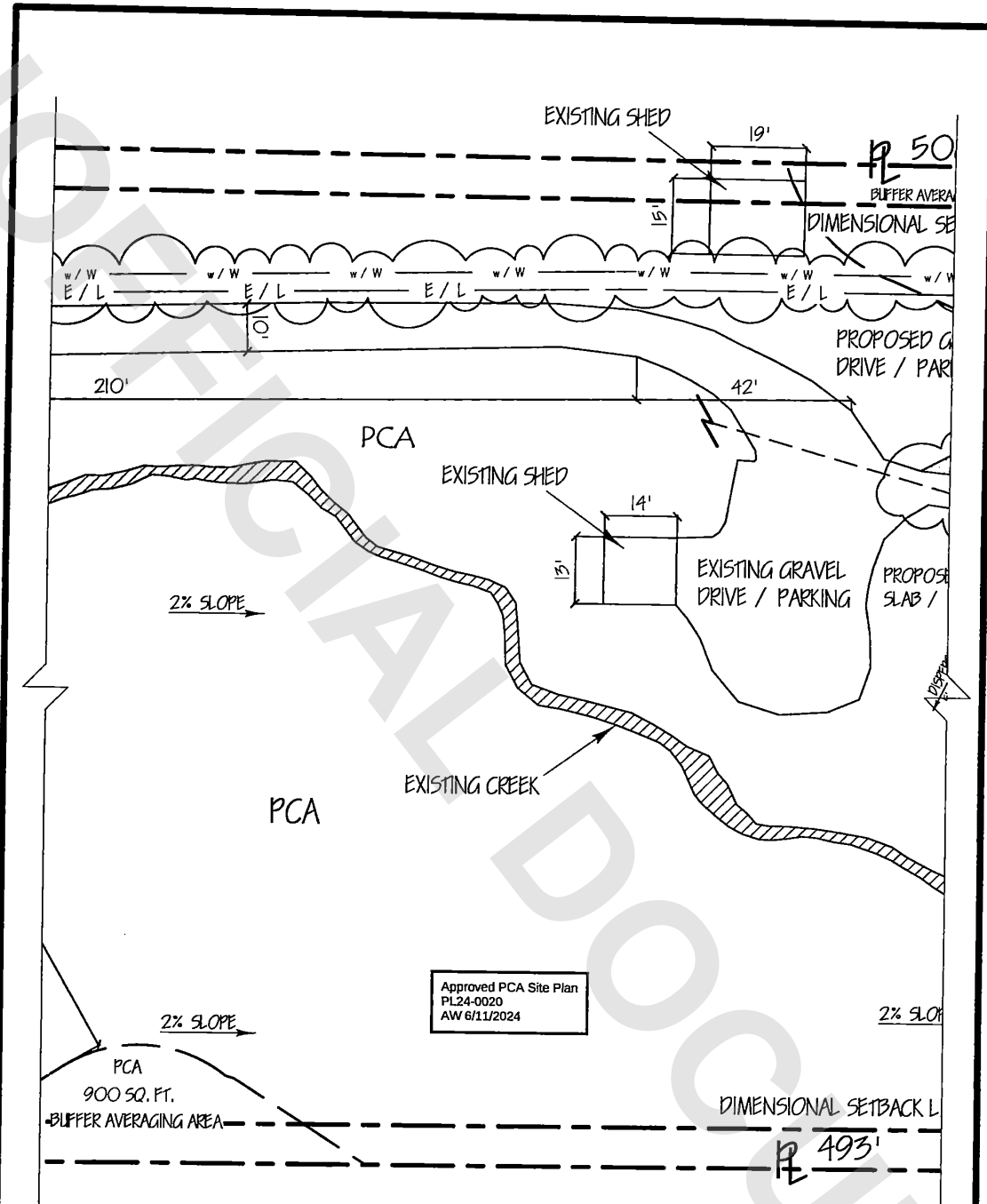
On this day personally appeared before me _____, to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and seal of office this 26th day of June, 2024



Robin K Frizzell
Notary Public residing at 144 Vernon, WA
My Commission Expires: 9-30-25

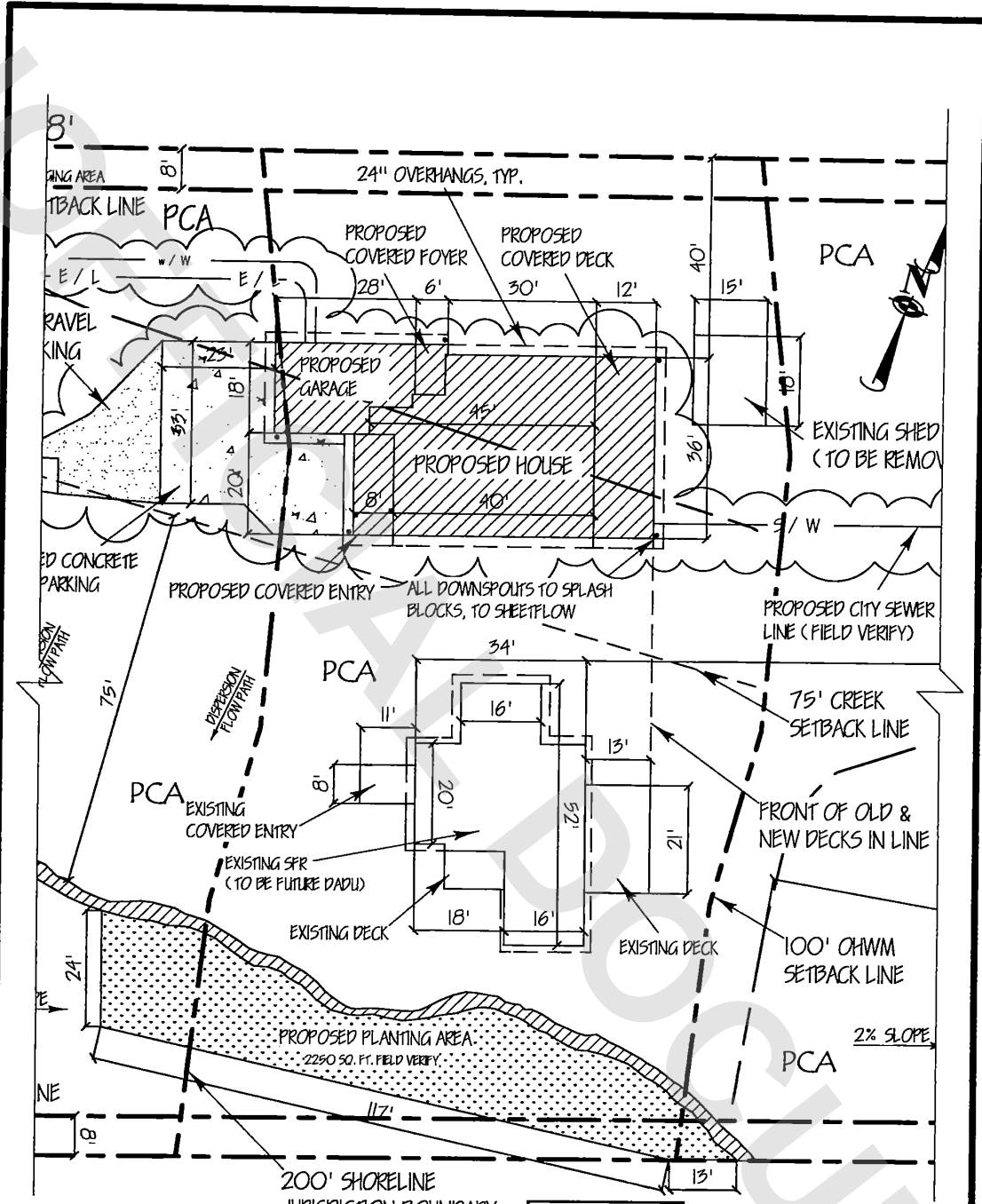




SITE OVERVIEW

1" = 30'-0"

	PROJECT: BISHOP CUSTOM 17757 W BIG LAKE BLVD MOUNT VERNON, WA 98274	VIEW: SITE PLAN	DESIGNED BY: FRAMEWORKS DRAFTING AND DESIGN 202 WEST STATE STREET SEDRO WOOLLEY WA 98284	SHEET # C3	DATE: 6-6-24
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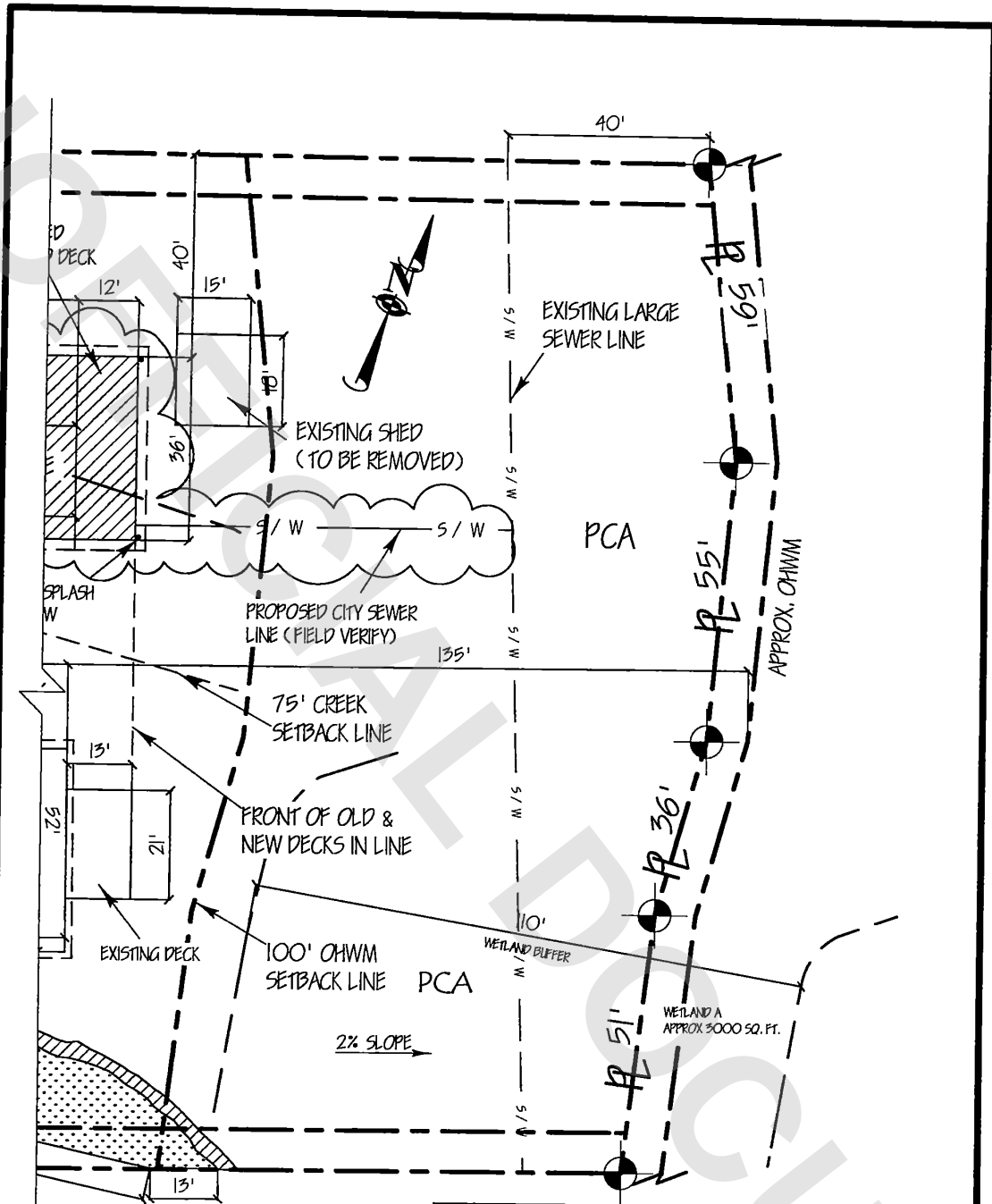


SITE OVERVIEW

1" = 50'-0"

Approved PCA Site Plan
 PL24-0020
 AW 6/11/2024

	PROJECT: BISHOP CUSTOM 17757 W EGGLESE BLVD MOUNT VERNON, WA 98274	VIEW: SITE PLAN	DESIGNED BY: FRAMEWORKS DRAFTING AND DESIGN 202 WEST STATE STREET SEDRO WOOLLEY WA 98284	SHEET # C4	DATE: 6-6-24
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SITE OVERVIEW

1" = 30'-0"

	<p>PROJECT: BISHOP CUSTOM 17757 W BIG LAKE BLVD MOUNT VERNON, WA 98274</p>	<p>VIEW: SITE PLAN</p>	<p>DESIGNED BY: FRAMEWORKS DRAFTING AND DESIGN 202 WEST STATE STREET SEPRO WOOLLEY WA 98284</p>	<p>SHEET # C5</p>	<p>DATE: 6-6-24</p>
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