



202607070033

07/07/2026 12:54 PM Pages: 1 of 2 Fees: \$304.50
Skagit County Auditor

Return Name & Address:

Skagit County Planning & Development Services
1800 Continental Place
Mount Vernon, WA 98273

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LEGAL LOT CERTIFICATION

File Number: PLAN1-2026-0100 Post BLA PL11-0392

Property Owner Name: Carlson Family Residence Trust, Brian D & Deanna Jean Carlson

Trustees

Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s): P123573 & P36811 / 350417-1-012-0400 & 350417-1-012-0208 together as 1 legal lot of record.

Lot Size: 22 acres Description: Ptn NE ¼, Section 17, Township 35, Range 4, E W.M.

1. CONVEYANCE

- ☒ **IS** a Legal Lot as defined in Skagit County Code (SCC) 14.04.020 and therefore IS eligible for conveyance.

2. DEVELOPMENT

- ☒ **IS NOT** the minimum lot size required for the Rural Resource-Natural Resource Lands (RRc-NRL) zoning district in which the lot is located but does meet an exemption listed in SCC 14.70.060(1) & (4) and therefore IS eligible to be considered for development permits.
- ☒ **IS NOT** the minimum lot size required for the Agricultural-Natural Resource Lands (Ag-NRL) zoning district in which the lot is located, does not meet an exemption listed in SCC 14.70.060 and therefore IS NOT eligible to be considered for development permits.

Jeanne Aungst

Digitally signed by Jeanne Aungst
Location: Skagit County Planning
and Development Services
Contact Info:
jaungst@psoskagit.wa.us
Date: 2026.06.30 08:41:53-0700

Authorized Signature: _____

Date: 06.30.2026

A Type I decision may be appealed to the Hearing Examiner by the applicant or by parties who have commented on the proposal by filing a written Notice of Appeal, together with the applicable appeal fee, with the Department within 14 days of the date of decision per SCC 14.06.410(3).

See attached map for Lot of Record boundaries.

