

KITITITAS COUNTY COMMUNITY DEVELOPMENT SERVICES

411 N. Ruby St., Suite 2, Ellensburg, WA 98926

CDS@CO.KITITITAS.WA.US

Office (509) 962-7506

Fax (509) 962-7682

"Building Partnerships – Building Communities"

PERMIT NUMBER: SG-10-00022

KITITITAS COUNTY REQUEST FOR PARCEL SEGREGATION, PARCEL COMBINATION AND BOUNDARY LINE ADJUSTMENT

Assessor's Office
Kittitas County Courthouse
205 W 5th, Suite 101
Ellensburg, WA 98926

Community Development Services
Kittitas County Permit Center
411 N Ruby, Suite 2
Ellensburg, WA 98926

Treasurer's Office
Kittitas County Courthouse
205 W 5th, Suite 102
Ellensburg, WA 98926

KITITITAS COUNTY ENCOURAGES THE USE OF PRE-APPLICATION MEETINGS. PLEASE CONTACT COMMUNITY DEVELOPMENT SERVICES TO SET UP A PRE-APPLICATION MEETING TO DISCUSS A PROPOSED PROJECT.

PLEASE TYPE OR PRINT CLEARLY IN INK. ATTACH ADDITIONAL SHEETS AS NECESSARY. PURSUANT TO KCC 15A.03.030, A COMPLETE APPLICATION IS DETERMINED WITHIN 28 DAYS OF RECEIPT OF THE APPLICATION SUBMITTAL PACKET AND FEE. THE FOLLOWING ITEMS MUST BE ATTACHED TO THE APPLICATION PACKET:

REQUIRED FOR SUBMITTAL

- Unified Site Plan of existing lot lines and proposed lot lines with distances of all existing structures, well heads and septic drainfields.
- Signatures of all property owners.

OPTIONAL ATTACHMENTS

- An original survey of the current lot lines. (Please do not submit a new survey of the proposed adjusted or new parcels until after preliminary approval has been issued.)
- Legal descriptions of the proposed lots.
- Assessor Compas Information about the parcels.

APPLICATION FEE:

\$875 Administrative Segregation (\$630 CDS/\$130 FM/\$115PW)
SEGREGATED INTO 6 LOTS,

\$380 Boundary Line Adjustment (\$225 CDS/\$65 FM/\$90PW)
___ B LA BETWEEN PROPERTY OWNERS
___ BLA BETWEEN PROPERTIES IN SAME OWNERSHIP

\$50 COMBINATION
___ COMBINED AT OWNERS REQUEST

FOR STAFF USE ONLY

APPLICATION RECEIVED BY:
(CDS STAFF SIGNATURE)

X _____

DATE:

12-14-10

RECEIPT #

9975



NOTES: _____

REQUEST for PARCEL SEGREGATION and BOUNDARY LINE ADJUSTMENTS

THIS FORM MUST BE SIGNED BY COMMUNITY DEVELOPMENT SERVICES AND THE TREASURER'S OFFICE PRIOR TO SUBMITTAL TO THE ASSESSOR'S OFFICE.

1. Contact information:

Willowbrook Farms II LLC C/O Cruse and Assoc.
Applicant's Name
Ellensburg
City
962-8242
Phone number

P.O. Box 959
Address
WA, 98926
State, Zip Code
cruseandassoc@kvalley.com
Email Address

2. Street address of property:

Address: Thorp Cemetery Road
City/State/ZIP: Thorp, WA 98946

3. Zoning Classification: COM-AG

**Original Parcel Number(s) & Acreage
(1 parcel number per line)**

18-17-14040-0005
136.56 AC

**New Acreage
(Survey Vol. ____, Pg ____)**

6 Parcels all over 20 acres

**Final Lot Configuration as
per Record of Survey.**

Applicant is: Owner Purchaser Lessee Other

Paul Warrel, manager
Owner Signature Required

Chris Cruse
Applicant Signature (if different from owner)

Treasurer's Office Review

Tax Status: _____ By: _____ Date: _____
Kittitas County Treasurer's Office

Community Development Services Review

- () This segregation meets the requirements for observance of intervening ownership.
- () This segregation does meet Kittitas County Code Subdivision Regulations (Ch. 16.04 Sec. ____)
- () This segregation does meet Kittitas County Code Subdivision Regulations (Ch. 16.04.020 (5)
Deed Recording Vol. ____ Page ____ Date _____ **Survey Required: Yes ___ No ___
- () This BLA meets the requirements of Kittitas County Code (Ch. 16.08.055).

Card #: _____ Parcel Creation Date: _____
Last Split Date: _____ Current Zoning District: _____
Review Date: _____ By: _____
**Survey Approved: _____ By: _____

Notice: Kittitas County does not guarantee a buildable site, legal access, available water or septic areas, for parcels receiving approval for a Boundary Line Adjustment or Segregation.

020-0007

Proposed
11/11/2013

Sec 14

HUNTER RD

THORP CHEMISTRY RD

21

21

21

21

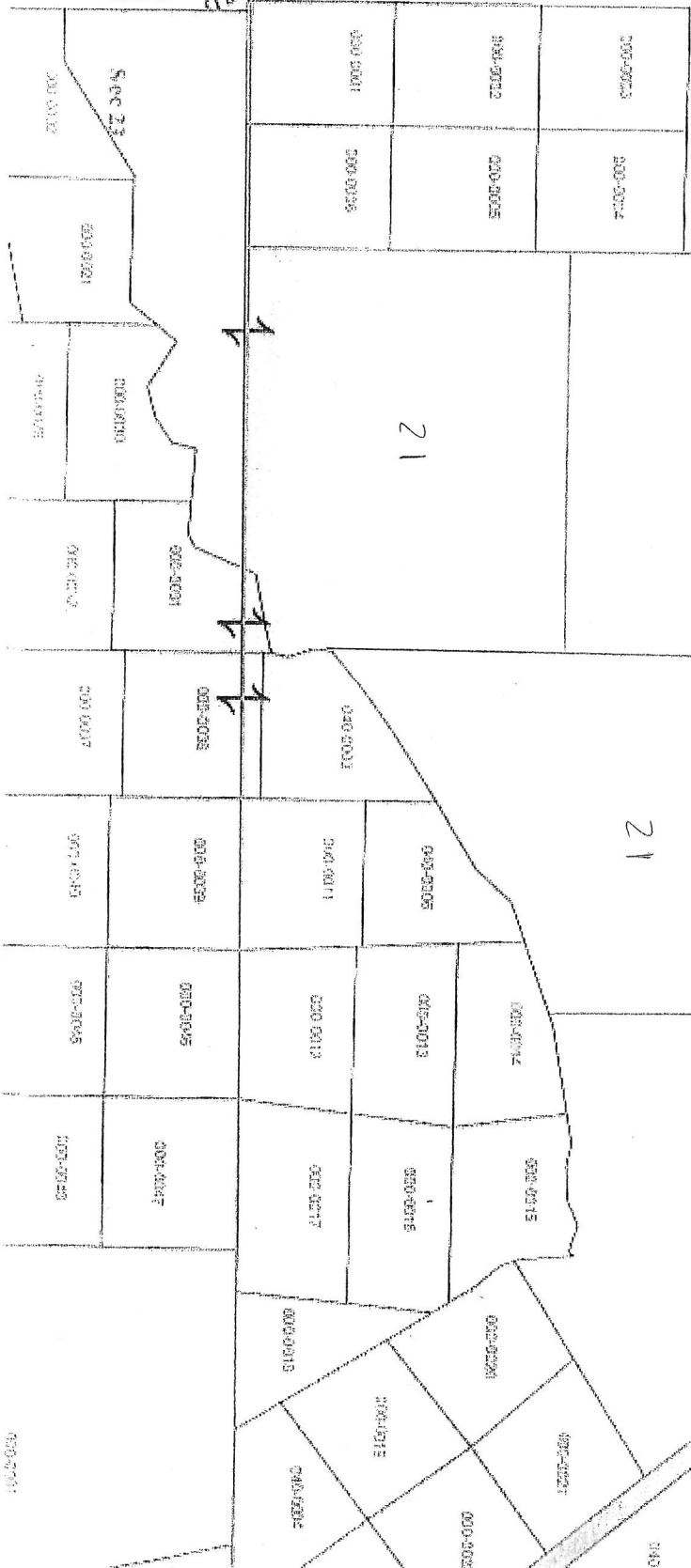
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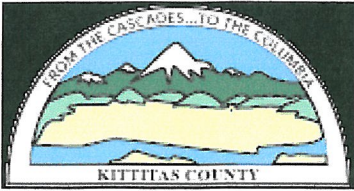
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230-0002



Sec 23

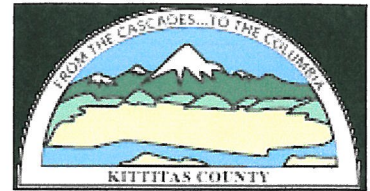




Marsha Weyand
Assessor

Kittitas County Assessor

205 W 5th Ave Suite 101
Elensburg, WA 98926
Phone: (509)962-7501
Fax: (509)962-7666



Property Summary [\(Appraisal Details\)](#)

Parcel Information

Parcel Number: 856436
Map Number: 18-17-14040-0005
Situs: \THORP CEMETERY RD THORP
Legal: ACRES 136.56; PTN SEC 14 & 23 ALL OF TWP 18, RGE 17 (PARCEL B1, B29/P221-231)

Ownership Information

Current Owner: WILLOWBROOK FARMS II LLC
Address: 371 THORP CEMETERY RD
City, State: THORP WA
Zipcode: 98946

Assessment Data

Tax District: 11
Open Space: YES
Open Space Date: 1/1/1977
Senior Exemption:
Deeded Acres: 136.56
Last Revaluation for Tax Year:

Market Value

Land: 528,080
Imp: 190,770
Perm Crop: 0
Total: 718,850

Taxable Value

Land: 110,800
Imp: 190,770
Perm Crop: 0
Total: 301,570

Sales History

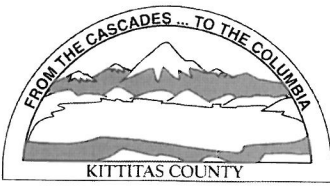
Date	Book & Page	# Parcels	Grantor	Grantee	Price
12-29-2004	2004-3243	1	WILLOWBROOK FARMS L.P.	WILLOWBROOK FARMS L.P.	
12-01-1993	3734300	34	PAUL HARREL ETAL	WILLOWBROOK FARMS L.P.	

Building Permits

Permit No.	Date	Description	Amount
97-01018	2/17/1997	AGNEW HAY STG 6480 SF	31,493
97-01017	1/27/1997	AGNEW HAY STG 6480 SF	31,493

5 Year Valuation Information

Year	Billed Owner	Land	Impr.	PermCrop Value	Total	Exempt	Taxable	Taxes
2010	WILLOWBROOK FARMS II LLC	110,800	190,770	0	301,570	0	301,570	View Taxes
2009	WILLOWBROOK FARMS II LLC	95,440	264,140	0	359,580	0	359,580	View Taxes
2008	WILLOWBROOK FARMS II LLC	95,440	264,140	0	359,580	0	359,580	View Taxes
2007	WILLOWBROOK FARMS II LLC	95,440	264,140	0	359,580	0	359,580	View Taxes



KITTITAS COUNTY PERMIT CENTER
411 N. RUBY STREET, ELLENSBURG, WA 98926

RECEIPT NO.: 00009975

COMMUNITY DEVELOPMENT SERVICES
(509) 962-7506

PUBLIC HEALTH DEPARTMENT
(509) 962-7698

DEPARTMENT OF PUBLIC WORKS
(509) 962-7523

Account name: 023266

Date: 12/14/2010

Applicant: WILLOWBROOK FARMS II LLC

Type: check # 3799

<u>Permit Number</u>	<u>Fee Description</u>	<u>Amount</u>
SG-10-00022	ADMINISTRATIVE SEGREGATION	630.00
SG-10-00022	FM ADMINISTRATIVE SEGREGATION	130.00
SG-10-00022	PUBLIC WORKS ADMIN SEG	115.00
	Total:	875.00