

## Community Development

2025 NE Kresky Avenue Chehalis WA 98532

April 4, 2022

OLEQUA HORIZONS LLC PO BOX 856 WINLOCK, WA 98565

RE: Notification of Private Road Name Approval

Dear Applicant:

Please accept this as notification of approval for the new private road name, as requested. In accordance with the regulations of our Private Road Addressing Program, the following is provided for your use in completing the application process.

Approved Private Road Name: SAVANNAH LN

Road Location: Origin: NW GRANT AVE Origin Road Class: Other

Grid Location: D3 Milepoint: 0.025

End of Road: 0.244 Nearest 100 Block: 800

Addresses Assigned: 145 Savannah Ln, Winlock Parcel #: 015416004000

 120 Savannah Ln, Winlock
 015416002000

 148 Savannah Ln, Winlock
 015416001000

 149 Savannah Ln, Winlock
 015416003000

The responsibility for placement of the new private road name sign is determined by the classification of the origin road, whether access is from a county road, state highway or another private road. The attached form will provide you the specific information regarding the requirements for design and placement of the road sign for this new private road.

If you have any questions, please contact our office at (360) 740-1146. Thank you.

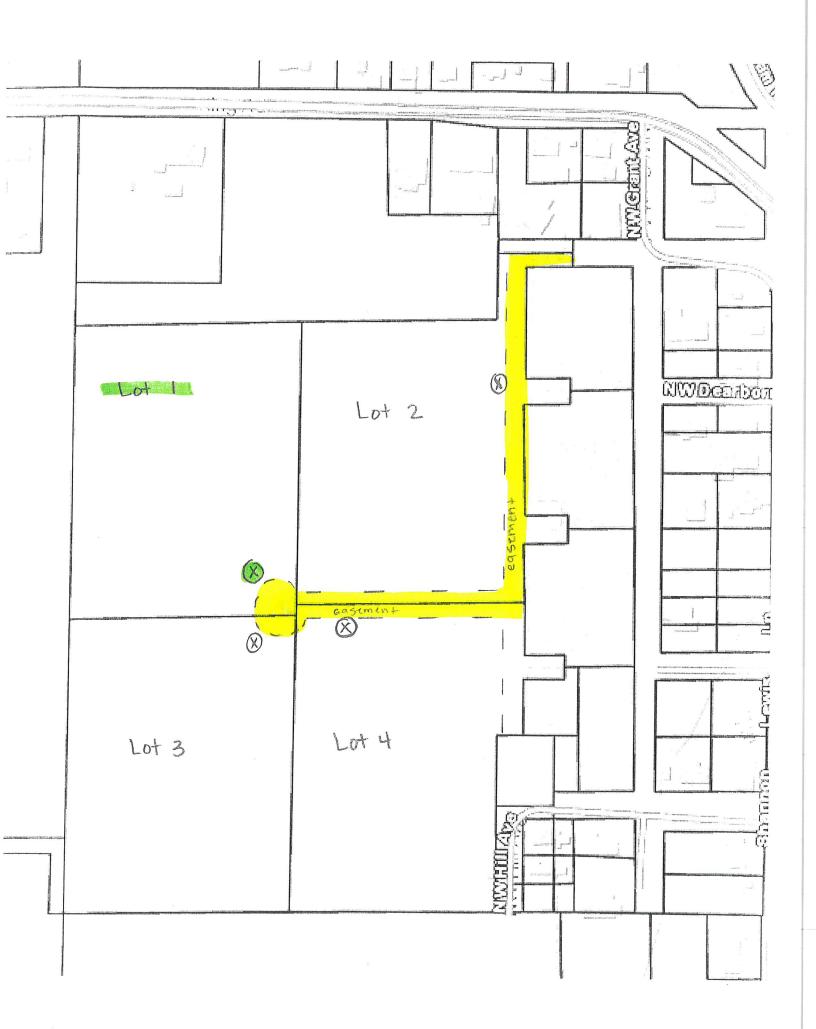
Sincerely,

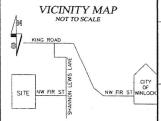
Doyle Sanford

Lewis County Building Official

xc: Post Office

Fire District:





PROPERTY DESCRIPTION: ORIGINAL PARCEL(s)

A PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 12 NORTH, RANCE 2 WEST, W.M., LEWIS COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BECKINSHIP AT A POINT ON THE WEST LINE OF SAID SUBDOMISSION, 410 FEET SOUTH OF THE NORTHWEST CORNER, THENCE SOUTH ON SAID WEST LINE 1070 FEET, THENCE EAST 775.3 FEET, MORE OR LESS, TO THE WEST LINE OF PENNSYLVARIA AVENUE (WEST 8TH STREET) IN UNION PACIFIC ADDITION TO MINLOOK, THENCE NORTH ALDING SAID STREET LINE 1070 FEET, THENCE WEST THE STREET) IN THENCE WEST 1797.3 FEET, MORE ORE DESCRIBED TO BECOMING TO BECOMING.

ALSO THOSE PORTIONS OF VACATED STREETS PER DEED REFERENCE NUMBERS 3 & 4 BELOW

LARGE LOT SUBDIVISION SIMPLE SEGREGATION No. SS21-00003

SUBDIVIDER: BULLZEYE TIMBER LLC, P.O. BOX 90, CENTRALIA, WA 985.31

ORIGINAL TAX PARCEL No(s): 015416000000, 006289001002, 006290001002 006291001002, 006292001002

SITE ADDRESS: O SHANNON LEWIS LANE WINLOCK, WA 98596

DATED 5-12-2021

approval of this Simple Segregation subdivision does not guarantee ance of any other permit or approvals.

WARNING: Lewis County has no responsibility to build, improve, maintain or otherwise service the private roads contained within or providing access to the property described in this Simple Segregation Subdivision.

County Road Right-of-Way shown on Plat is not guaranteed by Lewis County, nor does Lewis County assume any liability for misrepresentation of County Road Right-of-Way locations, widths and title shown on the Plat.

Access to this Large Lot Simple Segregation Subdivision is not guaranteed

I new road approaches to the County road, physical changes and changes use, require a permit by Lewis County.

The lots within this Segregation shall not be re-divided for five (5) years from the date of recording without filing for plat, short subdivision, or large lot subdivision as provided in Lewis County Code.

#### CONDITIONS OF DEVELOPMENT

- THE APPLICANT SHALL OBTAIN ALL OTHER REQUIRED LOCAL, STATE AND FEDERAL PERMITS AND APPROVALS.
- THIS LAND DIVISION IS LOCATED IN FLOOD ZONE C, TYPICALLY AREAS OF MINIMAL FLOODING. DEVELOPMENT IN THESE AREAS SHALL BE CONSISTENT WITH THE LEMIS COUNTY FLOOD DAMAGE PREVENTION ORDINANCES LCC 15.35.
- ALL DEVELOPMENT SHALL CONFORM TO THE REQUIREMENTS OF THE RURAL DEVELOPMENT DISTRICT ZONING, ONE RESIDENCE PER 5 ACRES (RDD-5), PER LEWIS COUNTY CODE TITLE 17.100.
- 4) THIS LAND DIVISION IS LOCATED IN WRIA 26 COWLITZ.
- THIS LAND DIVISION CONTAINS AREAS OF MAPPED WETLANDS. FUTURE DEVELOPMENT MAY REQUIRE A WETLAND REPORT CONSISTENT WITH LCC 17.38.
- 6) THIS LAND DIMSION IS ADJACENT TO A TYPE N STREAM AND THE BUFFER OF THE TYPE N STREAM IS LOCATED WITHIN THE LAND DIMSION. TYPE N STREAMS HAVE A 75-FOOT BUFFER ON EACH SIDE OF THE ORDINARY HIGH WATER MARK. FUTURE DEVELOPMENT SHALL BE CONSISTENT WITH LCC 17.38
- 7) THIS LAND DIMISION HAS NOT BEEN REVIEWED OR ISSUED APPROVAL OF ANY PRIVATE ROADS OR PRIVATE DRIVEWAYS. THE APPLICANT(S) OF ANY PUTURE BUILDING PERMITS MIL BE REQUIRED TO HAVE THE ORDEWAY/PRIVATE ROAD REVIEWED AND CONSTRUCTED TO THE ROAD STANDARDS IN EFFECT AT THE TIME OF BUILDING PERMIT APPLICATION. THIS MAY INCLUDE BUILT IS NOT HOLD THE PRIVATE APPLICATION. THIS MAY INCLUDE BUILT SHOW GRADING PERMIT AND SEPA. THE GOAD PLAN ROYEW, STORMMATER REVIEW, GRADING PERMIT AND SEPA. THE GOAD PLAN BOYEW, STORMMATER REVIEW. HAVE DIRECT FRONTAGE AND/OR ACCESS TO A COUNTY ROAD.



12 (500) 150-0554		
DRN BY: L. ANDERSON	SCALE: 1" = 100'	PROJECT No. 20-151
CK'd BY: K. SCHINNELL	DATE: 5-13-21	PAGE 1 0F 3

#### SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE SURVEY RECORDING ACT BULLZEYE TIMBER, LLC



714 1/1 2021 (PLS 35153)

### AUDITOR'S INDEXING DATA

SEC. 28, T 12 N, R 2 W, W.M.



#### NEW LOT DESCRIPTIONS

LOT 1 OF LEWS COUNTY SIMPLE SEGREGATION No. SS21-00003, LOCATED IN THE SOUTHWEST QUARTER OF SECTION 28. TOWNSHIP 12 NORTH, RANGE 2 WEST, W.M., LEWIS COUNTY, WASHINGTON TOGETHER WITH AND SUBJECT TO EASEMENTS, RESERVATIONS AND COVENANTS OF RECORD.

LOT 2 OF LEWS COUNTY SIMPLE SEGREGATION No. SS21-00003, LOCATED IN THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 12 NORTH, RANGE 2 WEST, W.M., LEWS COUNTY, WASHINGTON TOGETHER WITH AND SUBJECT TO EASEMENTS, RESERVATIONS AND COVENANTS OF RECORD.

LOT 3 OF LEWIS COUNTY SIMPLE SEGREGATION No. SS21-00003, LOCATED IN THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 12 NORTH, RANGE 2 WEST, W.M., LEWIS COUNTY, WASHINGTON TOGETHER WITH AND SUBJECT TO EASEMENTS, RESERVATIONS AND COVENANTS OF RECORD.

LOT 4 OF LEWIS COUNTY SIMPLE SEGREGATION No. SS21-00003, LOCATED IN THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 12 NORTH, RANGE 2 WEST, W.M., LEWIS COUNTY, WASHINGTON TOGETHER WITH AND SUBJECT TO EASEMENTS, RESERVATIONS AND COVENANTS OF RECORD.

LOTS 1 THRU 4 ARE LEGAL LOTS OF RECORD FOR PURPOSES OF SALE. THERE IS NO WARRANTY THEY ARE BUILDABLE UNDER CURRENT

ACCESS SUITABILITY HAS NOT BEEN ASSESSED BY LEWS COUNTY, NOR HAS CERTIFICATION OF ACCESS SUITABILITY BEEN REQUIRED AS A CONDITION OF SUBDIVISION APPROVAL.

THE UNDERSIONED, BEN CARLSEN ON BEHALF OF BULZETE THISFE ILLO DOS HERBEY ATTEST THAT THEY ARE THE SOLE UNSTED OWNER OF THE LANDS CONTAINED WITHIN THIS LARGE LOT SUBDIVISION (SWIFLE SEGRECATION), AND DOES HERBEY REPRESENT AND WARRANT THAT THE SUBDIVISION HAS LAWFUL ACCESS TO A PUBLIC ROAD, FOR THE PURPOSE OF SATISFYING THE REQUIREMENTS OF LCC 16.12.520.

18th

5/13/2021

REN CARLSEN

STATE OF WASHINGTON) COUNTY OF LEWIS

ON THIS DAY PERSONALLY APPEARED BEFORE ME BENCHISEN. TO ME KNOWN AS THE INDIMULAL(S) DESCRIBED IN AND WHO EXECUTED THE MTHIN AND FORECOING INSTRUMENT, AND ACKNOMEDGED THAT HE/SHE SIGNED THE SAME AS HIS/HER FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS 13 DAY OF May 2021

Gama B. Andordan

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON MY COMMISSION EXPIRES 5-13-2022



1) U.P. ADDITION TO WINLOCK VOL. 3 OF PLATS, P.G. 34 (1890)
2) R O.S. VOL. 1, P.G. 105, L.C. GIBBS LS. No. 936 (1974)
3) R O.S. VOL. 1, P.G. 102, L.C. GIBBS LS. No. 936 (1975)
4) R.O.S. VOL. 10, P.G. 90, G.J. FORD LS. No. 1930 (1993)
5) R O.S. VOL. 10, P.G. 90, G.J. FORD LS. No. 1203 (1993)
6) R O.S. VOL. 18, P.G. 97, E.A. BUTLER LS. No. 18986 (1993)
7) R O.S. VOL. 19, P.G. 132, S.R. LEE LS. No. 10766 (2000)
8) R O.S. VOL. 20, P.G. 130, K.D. BUTLER LS. No. 29269 (2001)
8) R O.S. VOL. 20, P.G. 130, K.D. BUTLER LS. No. 2579 (2003)
10) R O.S. COL. 24, P.G. 41, C.B. BUTLER LS. No. 2579 (2003)
11) LCR AFN 3303755, M.P. ROY LS. No. 35891 (2006)
12) LCR AFN 33249343, M.P. ROY LS. No. 35891 (2006)
13) R O.S. VOL. 25, P.G. 281, K.D. BUTLER LS. No. 35792 (2013)
14) R O.S. VOL. 29, P.G. 105, C.M. BUTLER LS. No. 36792 (2014)

SURVEY REFERENCES

#### DEED REFERENCES

1) QUIT CLAIM DEED OF GIFT AFN 963555 (KENNY & CONRAD TO BARBER)(1987)
2) WARRANTY DEED AFN 9010955 (ROSE TO IMBERS ESCRUCES)(1990)
3) L.C. BOARD OF COMMISSIONERS MTG VOL 120, PG. 71 RESOLUTION No. 91-173 (1991)
4) ORDINANCE No. 682 AFN 9107596 (1991)
5) QUIT CLAIM DEED AFN 3105596 (1991)
7) QUIT CLAIM DEED AFN 3105596 (DAIKER TO R. SYKENSON, ETAL)(2004)
7) QUIT CLAIM DEED AFN 3105596 (DAIKER TO R. SYKENSON, ETAL)(2004)
7) QUIT CLAIM DEED AFN 3105596 (DAIKER TO R. SYKENSON, ETAL)(2004)
8) STATLOTEY WARRANTY DEED AFN 325175 (WEST LANN)(2015)
9) STATLOTEY WARRANTY DEED AFN 33514377 (TRUBER SERVICES TO BUILLEYE TIMBER)(2021)
10) EASEMENT AFN 3546274 (QUILLEYE TIMBER TO BUILLEYE TIMBER)(2021)
11) EASEMENT AFN 3546274 (BULLEYE TIMBER TO BUILLEYE TIMBER)(2021)

### NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO ADJOIN THE VACATED STREETS TO TAX PARCEL No. 015416000000 PROVIDING ENOUGH ACREAGE TO THEN SUBDIVIDE INTO FOUR 5 ACRE TRACTS.

LEWIS COUNTY TREASURER'S STATEMENT ALL APPLICABLE TAXES HAVE EITHER BEEN PAID OR PAYMENT HAS NOT BEEN REQUIRED AS A CONDITION OF FINAL APPROVAL.

Danielle 2

LEWIS COUNTY TREASURER

COMMUNITY DEVELOPMENT APPROVAL

n Mapie PLANNING ADMINISTRATOR

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 18 DAY OF MOUL , 202 | AT 11 DJAM. IN VOL. 2 OF LARGE LOT SUBDIVISIONS AT PAGE 94, AT THE REQUEST OF SCHINNELL SURVEYING & MAPPING, PLLC.

LAMILE Grove

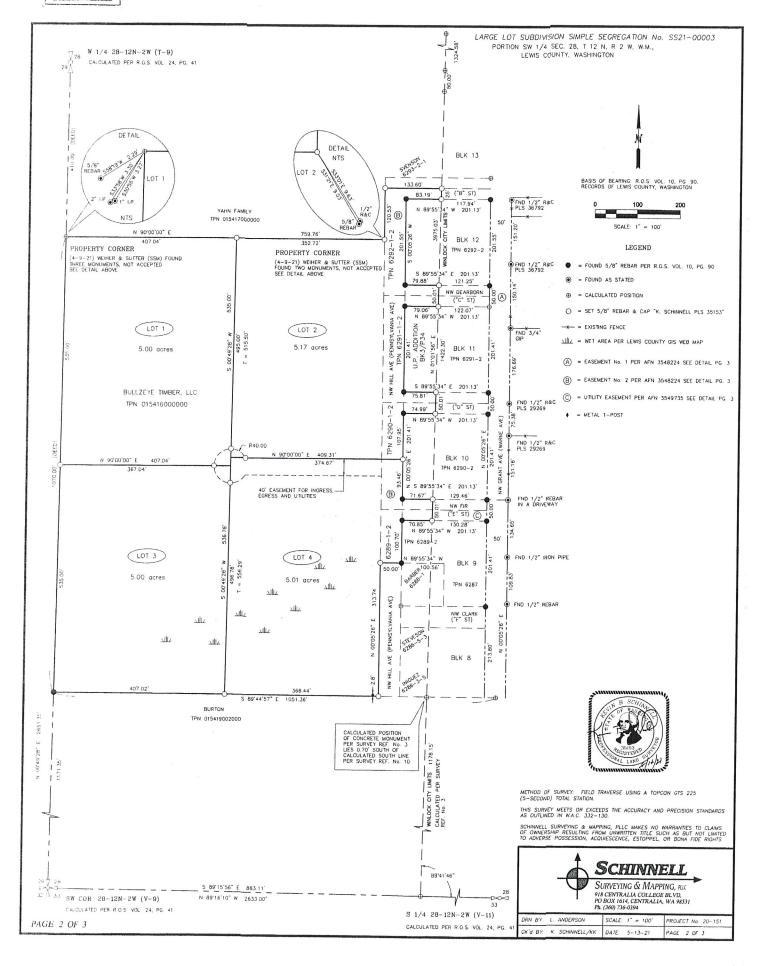
BY KONIA DAN

5/18/21

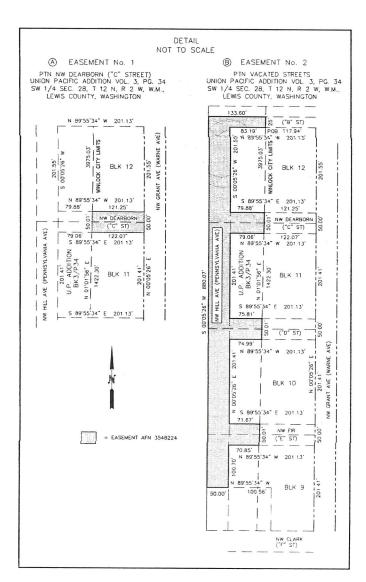
5-14-2021

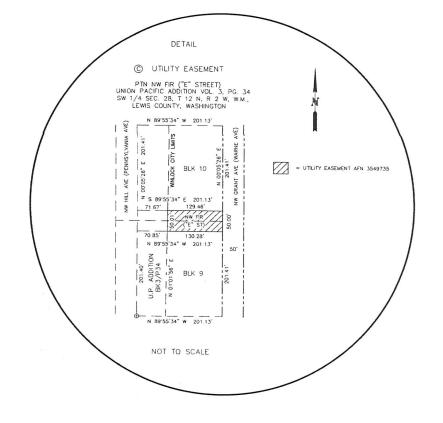
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DRN BY L ANDERSON	SCALE 1" = 100"	PROJECT No. 20 151
CK & BY A SCHINNELL	DATE 5-11 21	PAGE 3 OF T

