

TERRA SURVEYING
SHIELDS – REUST SHORT PLAT

LEGEND:

- SET 5/8" X 30" IRON ROD WITH PLASTIC CAP L.S. 43141 (5/19/2022)
- △ SET 1-5/32 COPPER DISK, L.S. 72306, SET ON MAY 3, 2022
- ⊙ FOUND 5/8" IRON ROD WITH CAP, L.S. 43141 SET ON SP-18-05.
- FOUND 5/8" IRON ROD WITH CAP, L.S. 42687 SET ON AFN 2013000467
- FOUND MONUMENT OF RECORD, AS NOTED
- CALCULATED, NOT FOUND OR SET
- () PREVIOUS PLAT CALL
- WATER SERVICE
- ☆ PROPOSED PERC TEST PIT

LINE LEGEND:

- EASEMENT
- RIGHT OF WAY
- x - x - EXISTING FENCE

LOT 1 OF THE PATRICIA GRUVER SHORT PLAT (BK. 2, PG. 4)
LOCATED IN THE NE 1/4 OF THE SE 1/4 OF SECTION 20
TOWNSHIP 3 NORTH, RANGE 8 EAST, WM, SKAMANIA COUNTY, WASHINGTON.

NARRATIVE:

THE PURPOSE OF THIS SURVEY WAS TO CREATE A 2 LOT SHORT PLAT ON LOT 1 OF THE PATRICIA GRUVER SHORT PLAT.

ORIGINAL MONUMENTATION WAS RECOVERED TO RESOLVE THE BOUNDARY IS NOTED ON THE FACE OF THE PLAT. THE BASIS OF BEARING IS TWO MONUMENTS FOUND ON THE EAST LINE OF THE 1/16TH LINE AS SHOWN. THESE MONUMENTS ARE MEASURED IN WASHINGTON SOUTH, STATE PLANE COORDINATES, GRID BEARINGS.

LINE	BEARING	DISTANCE
L1	N 88°23'35" W	11.16'
L2	S 01°19'19" W	5.52'

FOUND PK NAIL WITH 4
STRADLES AT SECTION
CORNER

17
20
21

5/8" IRON ROD
FOUND, L.S.
18731 (BK. B
PLATS, PG. 85)

5/8" IRON ROD FOUND
EASTERLY 0.89', HELD FOR
THE NORTH-SOUTH POSITION.
SET NEW MONUMENT ON THE
RIGHT OF WAY AT THE NE
CORNER OF LOT 2.



We, the owners of the above tract of land, hereby declare and certify this Short Plat to be true and correct to the best of our abilities, and that this Short Subdivision has been made with our free consent and in accordance with our desires. All easements shown thereon are granted for the purpose stated on the easement. Further we dedicate all Roads as shown, not noted as private, to the public, and to any individuals, religious societies or to any corporation, public or private, as shown on the short plat and a waiver of all claims for damages against any governmental authority which may be occasioned to the adjacent land by the establishment, construction, drainage and maintenance of the road.

S. John Shields
SHANNON JOHN SHIELDS, OWNER (SIGNATURE)
SHANNON JOHN SHIELDS, OWNER (PRINT)

Stephanie C. Reust
STEPHANIE REUST, OWNER (SIGNATURE)
STEPHANIE C. REUST, OWNER (PRINT)

Subscribed and sworn to on this 14th day of June, 2022
personally appeared before me, *Shannon John Shields and Stephanie Reust*
and executed this Plat by placing signature(s) hereon.

Notary Public in and for the State of Washington
residing at *Carson*, (State) *Washington*.

My Appointment expires: *10/12/25* Number: *21030414*

WATER SUPPLY METHODS AND SANITARY SEWER DISPOSAL/ON-SITE
SEWAGE DISPOSAL SYSTEMS CONTEMPLATED FOR USE IN THIS
SHORT SUBDIVISION CONFORM WITH CURRENT STANDARDS. (SHORT
PLAT ORD. 17.64.100, (C)(1) AND (2)).

Nikki Kohn 6/15/2022
LOCAL HEALTH JURISDICTION DATE

I, *Tim E. Eusebia* COUNTY ENGINEER OF SKAMANIA COUNTY,
WASHINGTON, CERTIFY THAT THIS PLAT MEETS CURRENT SKAMANIA
COUNTY SURVEY REQUIREMENTS; CERTIFY THAT ANY ROADS AND/OR
BRIDGES, DEVELOPED IN CONJUNCTION WITH THE APPROVED PLAN,
MEET CURRENT SKAMANIA COUNTY DEVELOPMENT STANDARDS FOR
ROADS; CERTIFY THAT THE CONSTRUCTION OF ANY STRUCTURES,
REQUIRED FOR AN PRIOR TO FINAL APPROVAL MEETS STANDARD
ENGINEERING SPECIFICATIONS; APPROVE THE LAYOUT OF ROADS AND
EASEMENTS; AND, APPROVE THE ROAD NAME(S) AND NUMBER(S) OF
SUCH ROADS.

Jim Cullen 6/15/22
COUNTY ENGINEER DATE

ALL TAXES AND ASSESSMENTS ON PROPERTY INVOLVED WITH THIS
SHORT PLAT HAVE BEEN PAID, DISCHARGED, OR SATISFIED
THROUGH *2022 1st 1/2 mtg. pgs.* FOR TAX PARCEL NUMBER
03-08-20-1-4-0402-00.

Stephanie Reust 06/15/2022
SKAMANIA COUNTY TREASURER DATE

THE LAYOUT OF THIS SHORT PLAT COMPLIES WITH SKAMANIA
COUNTY CODE, CHAPTER 17.64 – SHORT PLATS AND SUBDIVISIONS,
REQUIREMENTS, AND THE SHORT PLAT IS APPROVED SUBJECT TO
RECORDING IN THE SKAMANIA COUNTY AUDITOR'S OFFICE.

Erik M. Carlson 6/15/2022
COMMUNITY DEVELOPMENT DEPARTMENT DATE

SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR
UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS
OF THE SURVEY RECORDING ACT AT THE REQUEST OF JOHN
SHIELDS AND STEPHANIE REUST IN APRIL 29, 2021

Erik M. Carlson
ERIK M. CARLSON, PLS 43141

STATE OF WASHINGTON)
COUNTY OF SKAMANIA)

I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT OF WRITING FILED
BY
Shannon Shields OF *Ska. County* AT
5:28 p.m.

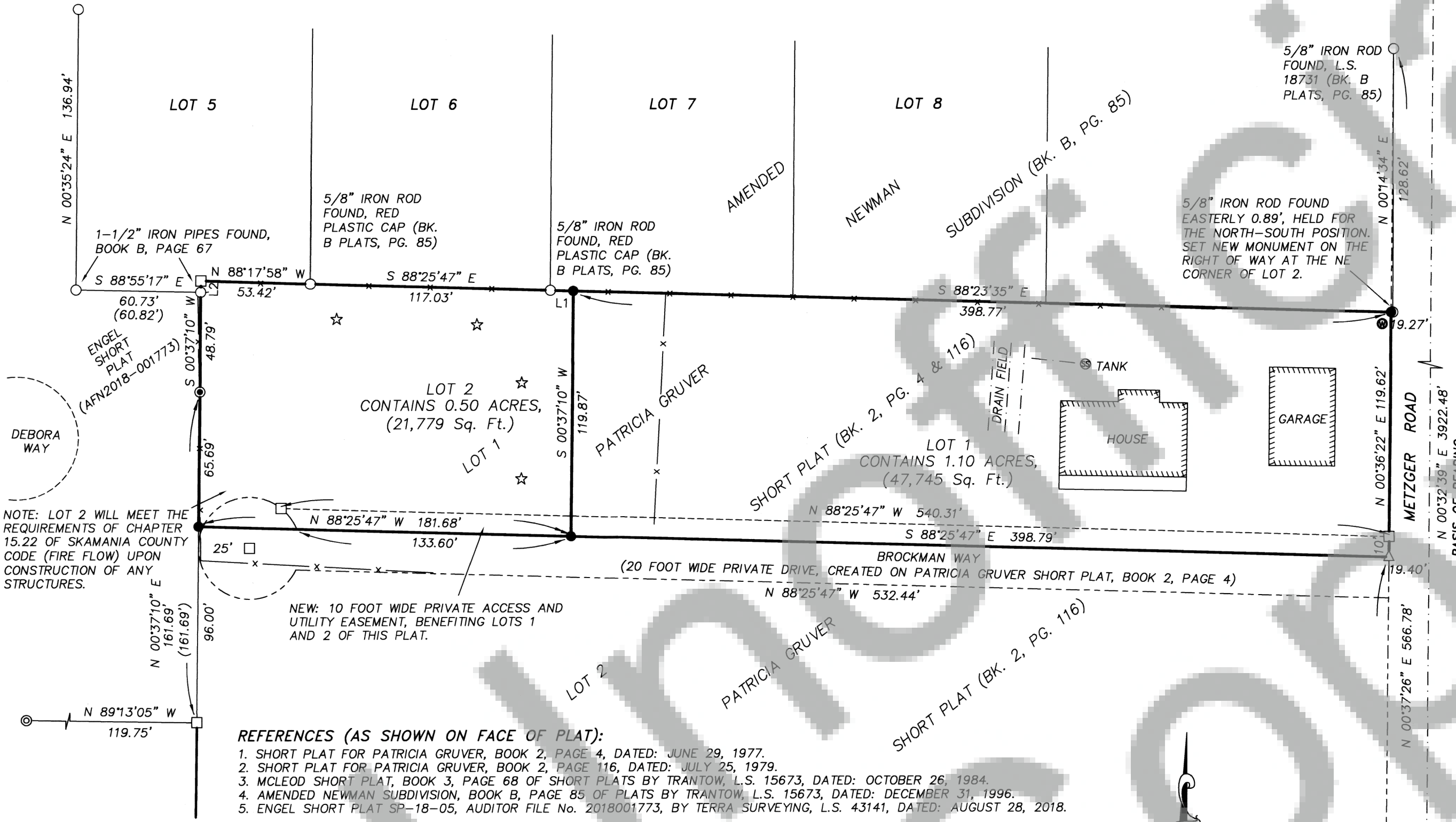
6-15-2022
AUDITOR'S FILE NUMBER *2022-001241*

Robert Wayne
RECORDED OF SKAMANIA COUNTY, WASHINGTON
SKAMANIA COUNTY AUDITOR



TERRA SURVEYING

DATE: JANUARY 13, 2022
SCALE: 1" = 50'
PROJECT: 21077SHORTPLAT
TAX PARCEL: 03-08-20-1-4-0402-00
P.O. BOX 617
HOOD RIVER, OR. 97031
PHONE (541) 386-4531
E-MAIL: terra@gorge.net



REFERENCES (AS SHOWN ON FACE OF PLAT):

1. SHORT PLAT FOR PATRICIA GRUVER, BOOK 2, PAGE 4, DATED: JUNE 29, 1977.
2. SHORT PLAT FOR PATRICIA GRUVER, BOOK 2, PAGE 116, DATED: JULY 25, 1979.
3. MCLEOD SHORT PLAT, BOOK 3, PAGE 68 OF SHORT PLATS BY TRANTOW, L.S. 15673, DATED: OCTOBER 26, 1984.
4. AMENDED NEWMAN SUBDIVISION, BOOK B, PAGE 85 OF PLATS BY TRANTOW, L.S. 15673, DATED: DECEMBER 31, 1996.
5. ENGEL SHORT PLAT SP-18-05, AUDITOR FILE No. 2018001773, BY TERRA SURVEYING, L.S. 43141, DATED: AUGUST 28, 2018.

NOTES:

- A. NOTICE; EACH OF THE LOTS WITHIN THE SHIELDS RUEST SHORT PLAT MEETS THE MINIMUM ACCEPTABLE STANDARDS FOR SITING AN ONSITE SEWAGE DISPOSAL SYSTEM IN THE REFERENCED TEST PIT LOCATIONS. ANY CHANGES TO THE SITE AND/OR CONDITIONS OF APPROVAL MAY VOID THIS EVALUATION AND APPROVAL. A SATISFACTORY SITE EVALUATION DOES NOT CONSTITUTE AN INDEFINITE APPROVAL FOR A SEWAGE DISPOSAL SYSTEM.
- B. THE APPROVED INITIAL, RESERVE, AND/OR EXISTING SEWAGE SYSTEM SITES SHALL BE PROTECTED FROM DAMAGE DUE TO DEVELOPMENT. THESE SITES SHALL BE MAINTAINED SO THEY ARE FREE FROM ENCROACHMENT BY BUILDINGS, ROADS AND OTHER STRUCTURES. THESE AREAS SHALL NOT BE COVERED BY ANY IMPERVIOUS MATERIAL AND NOT BE SUBJECT TO VEHICULAR TRAFFIC OR OTHER ACTIVITY WHICH WOULD ADVERSELY AFFECT THE SOIL.
- C. ALL LOTS ARE SERVED BY CARSON WATER SYSTEM, OWNED AND OPERATED BY SKAMANIA COUNTY PUD #1.
- D. "LAND WITHIN THIS SHORT SUBDIVISION SHALL NOT BE FURTHER SUBDIVIDED FOR A PERIOD OF FIVE YEARS UNLESS A FINAL(LONG) PLAT IS FILED PURSUANT TO SKAMANIA COUNTY CODE, TITLE 17, SUBDIVISION, CHAPTER 17.04 INCLUSIVE;"
- E. NOTICE: THIS SITE LIES WITHIN AN EROSION HAZARD AREA. RESTRICTIONS ON USE OR ALTERATION OF THIS SITE MAY EXIST. FOR MORE INFORMATION, CONTACT THE SKAMANIA COUNTY DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT.
- F. THE SUBJECT PROPERTY LIES WITHIN A VERY HIGH-RISK AREA OF ARCHAEOLOGICAL SIGNIFICANCE. IN THE EVENT OF AN INADVERTENT DISCOVERY OF POTENTIAL SIGNIFICANT ARCHAEOLOGICAL MATERIALS (BONES, SHELLS, STONE TOOLS, HEARTHS, ETC.) AND/OR HUMAN REMAINS DURING CONSTRUCTION ACTIVITIES, ALL WORK IN THE IMMEDIATE AREA SHALL CEASE, THE AREA SECURED, AND THE DISCOVERY SHALL BE REPORTED TO WASHINGTON STATE DEPARTMENT OF ARCHEOLOGY AND HISTORIC PRESERVATION (DAHP) AND ALL RELEVANT NATIVE AMERICAN TRIBES. IN THE EVENT HUMAN REMAINS ARE IDENTIFIED, LOCAL LAW ENFORCEMENT, THE COUNTY MEDICAL EXAMINER, STATE PHYSICAL ANTHROPOLOGIST AT DAHP, ALL RELEVANT NATIVE AMERICAN TRIBES, AND THE COMMUNITY DEVELOPMENT DEPARTMENT SHALL BE CONTACTED IMMEDIATELY.
- G. WARNING: PURCHASERS OF A LOT, OR LOTS IN THIS PLAT ARE ADVISED THAT THE LOT, LOTS, IN THIS PLAT ARE SERVICED BY PRIVATE ROADS. PRIVATE ROADS ARE NOT MAINTAINED BY SKAMANIA COUNTY. LOT OWNERS WITHIN THIS PLAT MUST PAY FOR THE MAINTENANCE OF THE PRIVATE ROADS SERVING THIS PLAT, INCLUDING GRADING, DRAINAGE, SNOWPLOWING, ETC. THE CONDITION OF THE PRIVATE ROADS MAY AFFECT SUBSEQUENT ATTEMPTS TO DIVIDE YOUR LOT OR LOTS. PRIVATE ROADS MUST COMPLY WITH SKAMANIA COUNTY'S PRIVATE ROAD REQUIREMENTS. (ORD. 1980-07 56.20)
- H. ALL NEW DRIVEWAYS AND APPROACHES SHALL MEET THE STANDARDS IN THE SKAMANIA COUNTY PRIVATE ROAD MANUAL.

5/8" IRON ROD
FOUND, NO CAP
(MCLEOD SPL,
BK. 3, PG. 68)

3" BRASS CAP FOUND IN
MONUMENT BOX AT 16th
CORNER (MCLEOD SPL,
BK. 3, PG. 68)