

AMENDMENT DECLARATION:

KNOW ALL PEOPLE BY THESE PRESENTS THAT LAND USE PERMIT APPLICATION NO. 13-117407 LF WAS FILED WITH THE CITY OF BELLEVUE WHEREIN THE MAJORITY OF THOSE OWNERS OF INTEREST IN THE SHORT PLAT NO. CSPA-90-1899, APPROVED BY THE CITY OF BELLEVUE ON FEBRUARY 28, 1991 AND RECORDED IN VOLUME 79 OF PLATS, PAGE 249, IN KING COUNTY, WASHINGTON, HAVE PROVIDED SIGNATURE AGREEMENT AS TO DECLARING SAID SHORT PLAT TO BE AMENDED PURSUANT TO SECTION 20.45A.270 FINAL PLAT - MODIFICATION OF THE CITY OF BELLEVUE LAND USE CODE AS FOLLOWS:

1. LOT LINES SEPARATING LOT A AND B OF THE ABOVE REFERENCED SHORT PLAT ARE TO BE REMOVED RESULTING IN ONE LEGAL LOT (LOT 1) AS A RESULT OF THIS SHORT PLAT MODIFICATION;
2. THE SHORT PLAT CONDITIONS REGARDING BUILDING ENVELOPE AND SEPTIC DRAINFIELD BUILDING RESTRICTIONS SHALL BE REMOVED AS A RESULT OF THIS SHORT PLAT MODIFICATION. BUILDING SETBACKS SHALL BE DETERMINED BY CURRENT CITY OF BELLEVUE FRONT, SIDE, AND REAR SETBACK REQUIREMENTS PER CURRENT CITY OF BELLEVUE LAND USE CODE.
3. THE ACCESS EASEMENT, RECORDED UNDER K.C. RECORDING NUMBER(S) 9104159013 & 9109249007 IS HEREBY VACATED OR OTHERWISE DISSOLVED UPON THE SHORT PLAT MODIFICATION REMOVING THE LOT LINES SEPARATING LOT A AND B OF THE ABOVE REFERENCED SHORT PLAT.
4. THE PARKING EASEMENT, RECORDED UNDER KING COUNTY RECORDING NUMBER(S) 910415903 & 9109249007 IS HEREBY VACATED OR OTHERWISE DISSOLVED UPON THE SHORT PLAT MODIFICATION REMOVING THE LOT LINES SEPARATING LOT A AND B OF THE ABOVE REFERENCED SHORT PLAT.

THIS AMENDED PLAT REPRESENTS ONLY A GRAPHIC REPRESENTATION OF THE ORIGINAL SHORT PLAT AND DOES NOT ALTER ANY ELEMENTS OTHER THAN THE LINES AND TEXT STIPULATED ABOVE. EXCEPT AS OTHERWISE PROVIDED HEREIN, THE TERMS AND CONDITIONS OF THE ORIGINAL SHORT PLAT SHALL REMAIN IN FULL FORCE AND EFFECT.

IN WITNESS WHEREOF WE SET OUR HANDS AND SEALS:

BY: _____
HEATHER M. ANDREINI JOHN PAUL ANDREINI

ACKNOWLEDGEMENT:

STATE OF WASHINGTON }
 } SS.
COUNTY OF KING }

ON THIS DAY PERSONALLY APPEARED BEFORE ME HEATHER & JOHN PAUL ANDREINI, HUSBAND AND WIFE, TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED THAT SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED, FOR THE USES AND PURPOSES THEREIN MENTIONED.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS ____ DAY OF _____, YEAR _____.

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
MY COMMISSION EXPIRES _____

METHOD OF SURVEY:

INSTRUMENTATION FOR THIS SURVEY WAS A TRIMBLE ELECTRONIC DISTANCE MEASURING UNIT. PROCEDURES USED IN THIS SURVEY WERE DIRECT AND REVERSE ANGLES, NO CORRECTION NECESSARY. MEETS STATE STANDARDS SET BY WAC 332-130-090.

BASIS OF BEARINGS:

NAD 83(2011) - WASHINGTON NORTH ZONE
PER CITY OF BELLEVUE SURVEY STATION DATA
PT #3080: PK NAIL W/COB WASHER
N: 236,018.500
E: 1,309,448.527

PT #3294: CONC MON IN CASE W/BRASS PLUG
N: 236,172.056
E: 1,309,200.297

LEGAL DESCRIPTION:

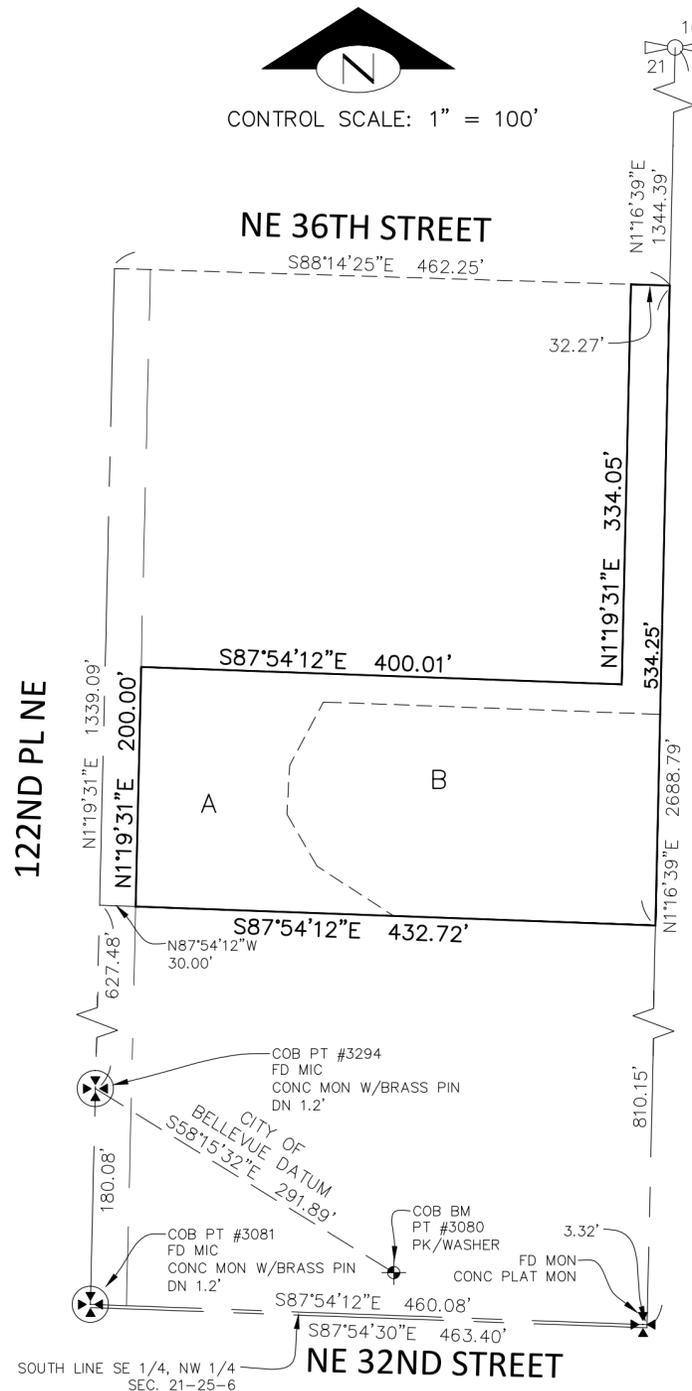
PARCELS A AND B IN CITY OF BELLEVUE BOUNDARY LINE ADJUSTMENT NO. BLA-91-4747, ACCORDING TO THE SURVEY RECORDED UNDER NUMBER 9109249007 IN KING COUNTY, WASHINGTON.

TITLE REPORT REFERENCE:

CHICAGO TITLE INSURANCE COMPANY SHORT PLAT CERTIFICATE ORDER NO. 1361641, DATED APRIL 10, 2013.

SURVEY NOTE:

THIS SURVEY REPRESENTS CONDITIONS AS FOUND ON MAY 22, 2013.



SE 1/4, NW 1/4, SEC. 21 T.25 N., R.5 E.W.M.

TRANSPORTATION DEPARTMENT

EXAMINED AND APPROVED with respect to streets, alleys and rights of way for roads, paths and slopes.

REAL PROPERTY & SURVEY _____ DATE _____
DEVELOPMENT REVIEW _____ DATE _____

UTILITIES DEPARTMENT

EXAMINED AND APPROVED with respect to water, sewer and drainage systems.

ADMINISTRATOR _____ DATE _____

DEVELOPMENT SERVICES DEPARTMENT

EXAMINED AND APPROVED:

ADMINISTRATOR _____ DATE _____

KING COUNTY DEPT. OF ASSESSMENTS

EXAMINED AND APPROVED THIS ____ DAY OF _____, 20 ____.

ASSESSOR _____ DEPUTY ASSESSOR _____
6789300085 & 6789300086
ACCOUNT NO. _____

RECORDER'S CERTIFICATE

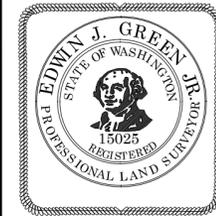
FILED IN BOOK _____ OF SURVEYS AT PAGE(S) _____.

SUPT. OF RECORDS _____

SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS THE ALTERATION OF THE ORIGINAL SUBDIVISION PLAT STATED HEREON IN CONFORMANCE WITH THE REQUIREMENTS PURSUANT TO RCW 58.17.215.

EDWIN J. GREEN JR. CERTIFICATE NO. 15025 _____ DATE _____



GeoDimensions
GeoDimensions, Inc., 10801 Main Street, Suite 102, Bellevue, WA 98004
phone 425.458.4488 support@geodimensions.net
www.geodimensions.net

measure success

DATE: 8/26/13 JOB #13271



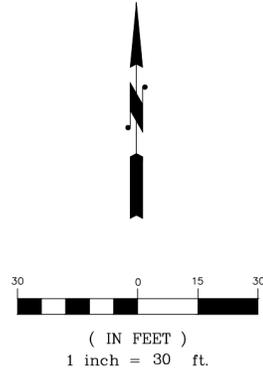
City of Bellevue

SHORT PLAT AMENDMENT NO. 13-117407 LF

File No. 13-117407-LF

Final Short Plat Amendment
Andreini Residence
3434 122nd Place NE

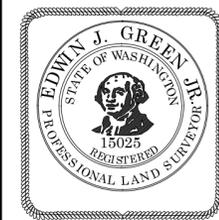
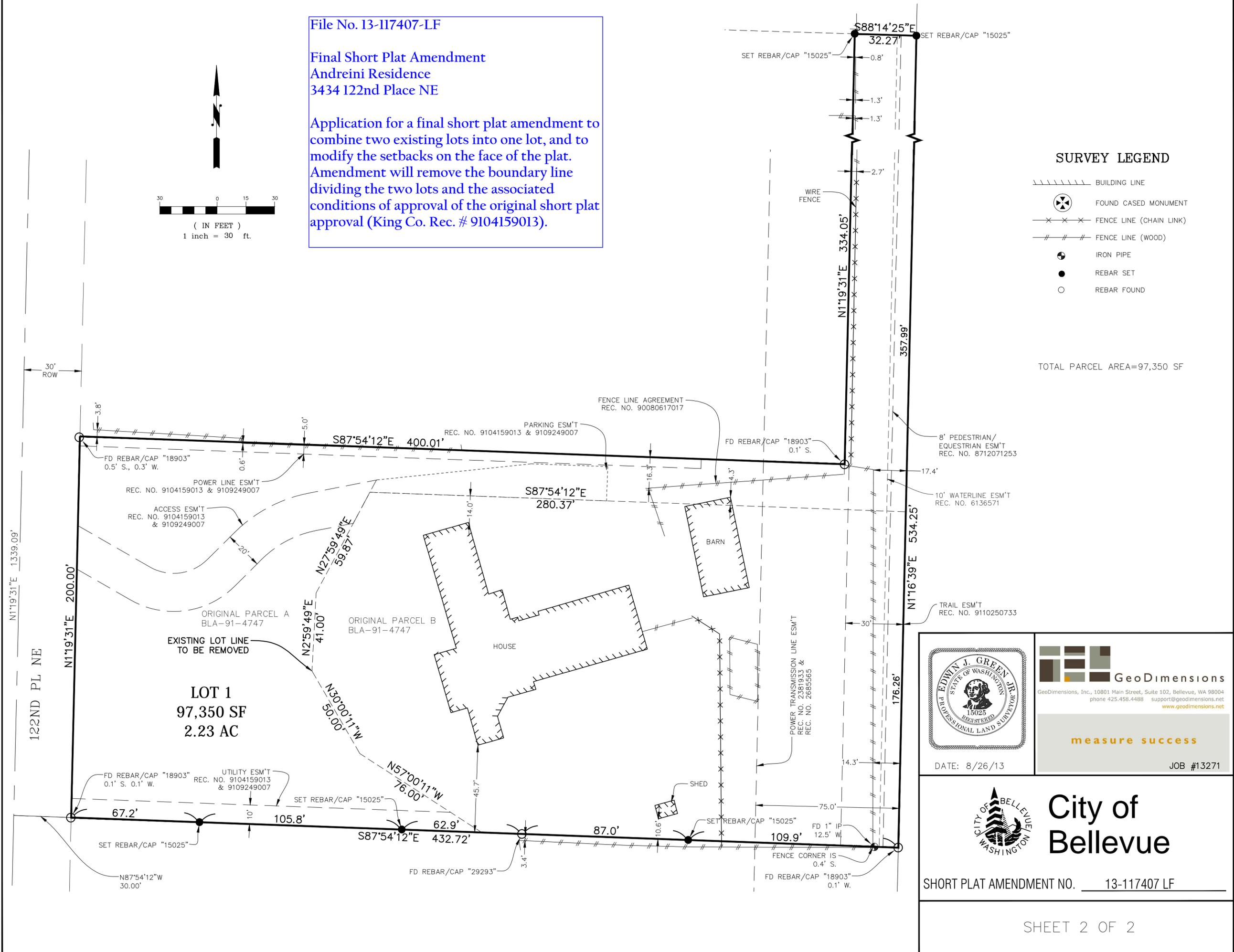
Application for a final short plat amendment to combine two existing lots into one lot, and to modify the setbacks on the face of the plat. Amendment will remove the boundary line dividing the two lots and the associated conditions of approval of the original short plat approval (King Co. Rec. # 9104159013).



SURVEY LEGEND

- BUILDING LINE
- FOUND CASSED MONUMENT
- FENCE LINE (CHAIN LINK)
- FENCE LINE (WOOD)
- IRON PIPE
- REBAR SET
- REBAR FOUND

TOTAL PARCEL AREA=97,350 SF



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City of Bellevue

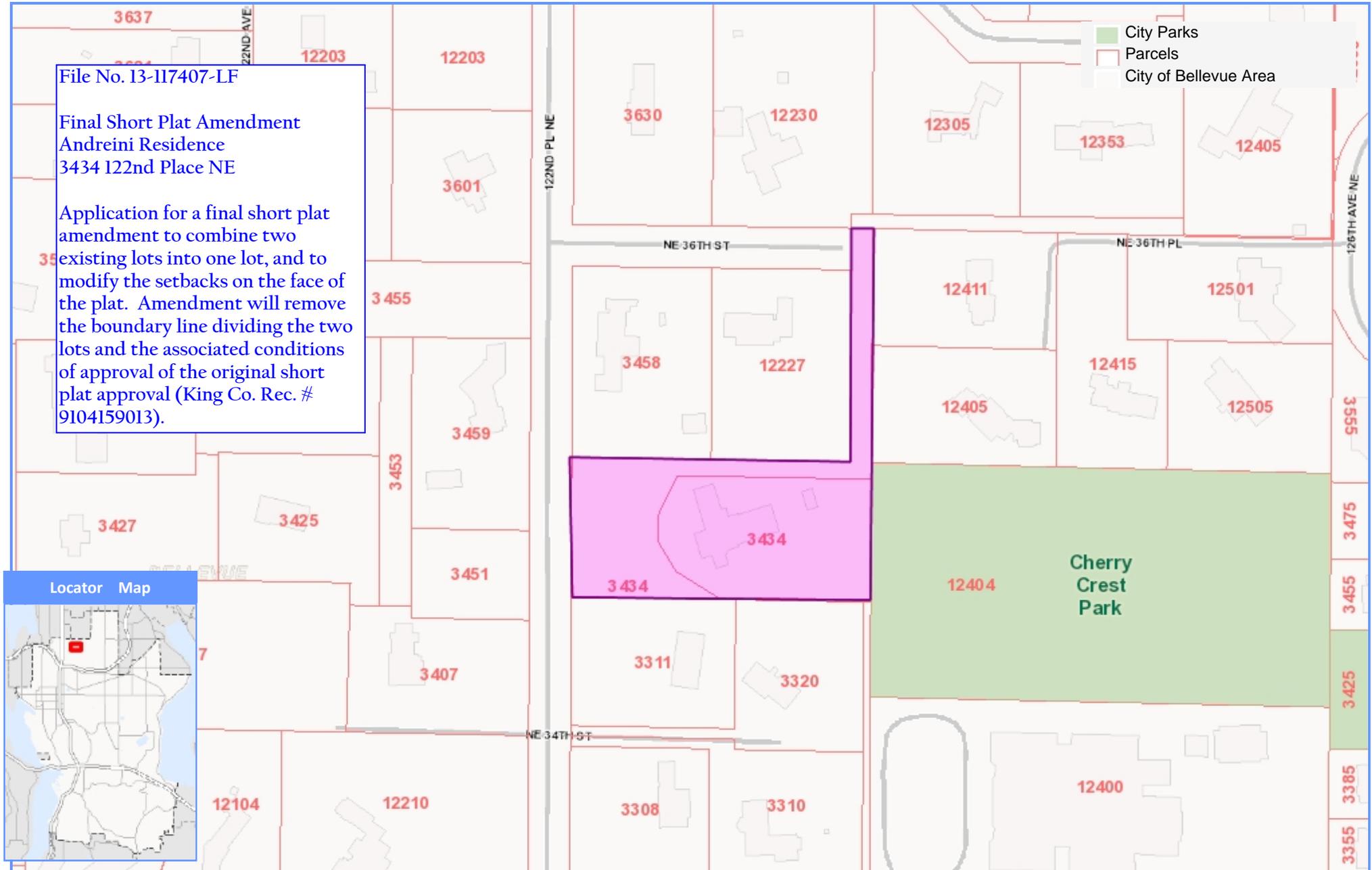
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City Parks
Parcels
City of Bellevue Area



3434 122nd Place NE

