

# PROVIDENCE POINT

A BINDING SITE PLAN

AMENDMENT NO. TW

WITHIN SECTION 16, TOWNSHIP 24N, RANGE 6E., W.M.  
IN KING COUNTY, WASHINGTON  
(P.U.D. DIVISION EIGHT)

9007031318

100/29-31

## Legal Description

THAT PORTION OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 24 NORTH, RANGE 6 EAST, W.M. IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 16;  
THENCE N88°28'02"W 542.49 FEET ALONG THE NORTH LINE THEREOF;  
THENCE S46°34'56"W 305.33 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 62.00 FEET (A RADIAL LINE THROUGH SAID BEGINNING BEARS N27°12'21"W);  
THENCE SOUTHWESTERLY 11.43 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10°33'42";  
THENCE S52°13'57"W 617.30 FEET TO THE TRUE POINT OF BEGINNING;  
THENCE CONTINUING S52°13'57"W 240.00 FEET;  
THENCE N37°46'03"W 107.00 FEET;  
THENCE N76°50'00"W 179.79 FEET;  
THENCE N13°15'53"E 231.00 FEET;  
THENCE S76°50'00"E 160.00 FEET;  
THENCE S13°10'00"W 16.00 FEET;  
THENCE S76°50'00"E 195.00 FEET;  
THENCE S13°10'00"W 48.43 FEET;

THENCE S37°46'03"E 75.63 FEET TO THE TRUE POINT OF BEGINNING.

## Recording Certificate

FILED FOR RECORD AT THE REQUEST OF THE MANAGER OF BUILDING AND LAND DEVELOPMENT DIVISION THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 19 \_\_\_\_ A.D., AT \_\_\_\_\_ MINUTES PAST \_\_\_\_\_ M. AND RECORDED IN VOLUME \_\_\_\_\_ OF CONDOMINIUMS, PAGE(S) \_\_\_\_\_, RECORDS OF KING COUNTY, WASHINGTON.

DIVISION OF RECORDS AND ELECTIONS

MANAGER

SUPERINTENDENT OF RECORDS

## Statement of Purpose

THIS BINDING SITE PLAN AMENDS THE CONCEPTUAL BINDING SITE PLAN OF PROVIDENCE POINT RECORDED UNDER CERTIFICATE # 8406270801 IN VOLUME 70 OF CONDOMINIUMS, PAGES 82 THROUGH 85, BY INCORPORATING THE RECORDED FINAL P.U.D. OF DIVISION EIGHT AND PROVIDING FOR THE LOTS AND TRACTS FOR THE CONDOMINIUM PHASES.

## Land Surveyor's Certificate

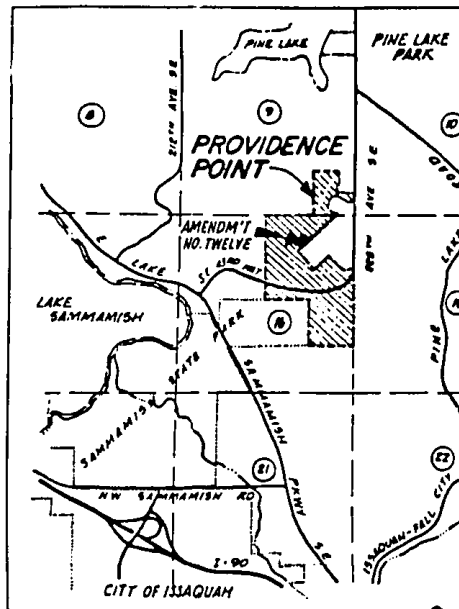
I HEREBY CERTIFY THAT THE PERIMETER BOUNDARIES OF THIS B.S.P. AS REPRESENTED HEREON ARE TRUE AND CORRECT AND ARE BASED ON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 16, TOWNSHIP 24 NORTH, RANGE 6 EAST, W.M.



12-2-88

*Paul S. Anderson*

PAUL S. ANDERSON, L.S. #15639  
c/o STEPAN & ASSOCIATES, INC.  
FEDERAL WAY, WA 98003  
(682-4771)



## VICINITY MAP

SCALE 1" = 250'

## General Project Description

FEE OWNER: SWANSON-DEAN / DAENOO PARTNERSHIP  
4135 PROVIDENCE POINT DRIVE S.E.  
ISSAQUAH, WASHINGTON 98027

ENGINEER: STEPAN & ASSOCIATES, INC.  
33505 13TH PLACE SOUTH  
FEDERAL WAY, WASHINGTON 98003

ARCHITECT: MITHUN-BONMAN-EMRICH GROUP  
2000 112TH AVENUE N.E.  
BELLEVUE, WA 98004

EXISTING ZONE CLASSIFICATION: SR-P (SUBURBAN RESIDENTIAL - P S)  
187-79-R/ORD. #5508 AND ORDINANCE

SITE AREA: 2.0 ACRES  
NUMBER OF DWELLINGS: 35 UNITS  
OWNERSHIP AND MAINTENANCE RESPONSIBILITIES:

PER CONDOMINIUM DECLARATIONS TO BE FILED WITH THE KING COUNTY DIVISION OF RECORDS AND ELECTIONS.

RAID FILE # 107-80-D

SHEET

# PROVIDENCE POINT

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IN KING COUNTY, WASHINGTON  
( P.U.D. DIVISION EIGHT )

## Declaration

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED, OWNERS IN SIMPLE OF THE LAND HEREIN DESCRIBED DO HEREBY MAKE A BINDING SITE PLAN PURSUANT TO KING COUNTY CODE TITLE 19.34 AND DECLARE THIS BINDING SITE PLAN TO BE THE GRAPHIC REPRESENTATION OF SAME, AND THAT SAID BINDING SITE PLAN IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE OWNERS OF SAID LAND IN WITNESS WHEREOF WE HAVE SET OUR HANDS AND SEALS.

SWANSON-DEAN/DAENOO PARTNERSHIP  
Gary King

UNIVERSITY SAVINGS  
William J. ...

DAENOO INTERNATIONAL (AMERICA) CORP.

2 Tacoma Office

## Authorization & Restrictions

THIS BINDING SITE PLAN IS AUTHORIZED BY KING COUNTY CODE TITLE 19.34.020, KING COUNTY ORDINANCES #5810, 6252 AND 6441, AND THE FINAL P.U.D. OF PROVIDENCE POINT DIVISION EIGHT RECORDED UNDER CERTIFICATE 90070231317 IN VOLUME 5 OF P.U.D.'S, PAGES 49 THROUGH 53. THE USE OF THE PROPERTY HEREIN DESCRIBED IS RESTRICTED TO RESIDENTIAL DWELLINGS AND THOSE ACCESSORY NON-RESIDENTIAL OR CONDITIONAL USES AS PROVIDED BY SAID RECORDED FINAL P.U.D., DIVISION EIGHT.

## APPROVALS

PARKS, PLANNING AND RESOURCES DEPARTMENT

EXAMINED AND APPROVED THIS 15th DAY OF JUNE, 1990

On ...  
DEVELOPMENT ENGINEER

EXAMINED AND APPROVED THIS 28th DAY OF JUNE, 1990

Theresa ...  
MANAGER, BUILDING AND LAND DEVELOPMENT DIVISION

KING COUNTY DEPARTMENT OF ASSESSMENT

EXAMINED AND APPROVED THIS 3 DAY OF JULY, 1990

Ruth ...  
KING COUNTY ASSESSOR

O. ...  
DEPUTY KING COUNTY ASSESSOR

ACCOUNT NUMBER \_\_\_\_\_

## FINANCE DIVISION CERTIFICATE

I HEREBY CERTIFY ALL PROPERTY TAXES ARE PAID, THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS CERTIFIED TO THIS OFFICE FOR COLLECTION AND THAT SPECIAL ASSESSMENTS CERTIFIED TO THIS OFFICE FOR COLLECTION ON ANY OF THE PROPERTY HEREIN CONTAINED, DEDICATED AS STREETS, ALLEYS OR FOR PUBLIC USE, ARE PAID IN FULL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 19 \_\_\_\_\_

FINANCE DIVISION

MANAGER, KING COUNTY FINANCE DIVISION

DEPUTY



RAID FILE # 147-80-D

## Acknowledgement

STATE OF WASHINGTON }  
COUNTY OF KING } SS

ON THIS 11th DAY OF MAY, A.D., 1990, I PERSONALLY APPEARED Henry ... OF THE COUNTY OF KING, KNOWN TO BE THE President OF THE COMPANY THAT EXECUTED THE WITHIN AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION FOR THE USES AND PURPOSES MENTIONED, AND ON OATH STATED THAT HE IS AUTHORIZED TO EXECUTE SAID INSTRUMENT.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Patricia J. ...  
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
RESIDING AT ... exp date 1-29

STATE OF WASHINGTON }  
COUNTY OF KING } SS

ON THIS 11th DAY OF MAY, A.D., 1990, I PERSONALLY APPEARED ... exp date 1-29 OF THE COUNTY OF KING, KNOWN TO BE THE ... exp date 1-29 OF THE COMPANY THAT EXECUTED THE WITHIN AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION FOR THE USES AND PURPOSES MENTIONED, AND ON OATH STATED THAT HE IS AUTHORIZED TO EXECUTE SAID INSTRUMENT.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Patricia J. ...  
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
RESIDING AT ... exp date 1-29

STATE OF WASHINGTON }  
COUNTY OF KING } SS

ON THIS 14th DAY OF MAY, A.D., 1990, I PERSONALLY APPEARED ... exp date 1-29 OF THE COUNTY OF KING, KNOWN TO BE THE ... exp date 1-29 OF THE COMPANY THAT EXECUTED THE WITHIN AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION FOR THE USES AND PURPOSES MENTIONED, AND ON OATH STATED THAT HE IS AUTHORIZED TO EXECUTE SAID INSTRUMENT.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

Patricia J. ...  
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
RESIDING AT ... exp date 1-29



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# PROVIDENCE POINT

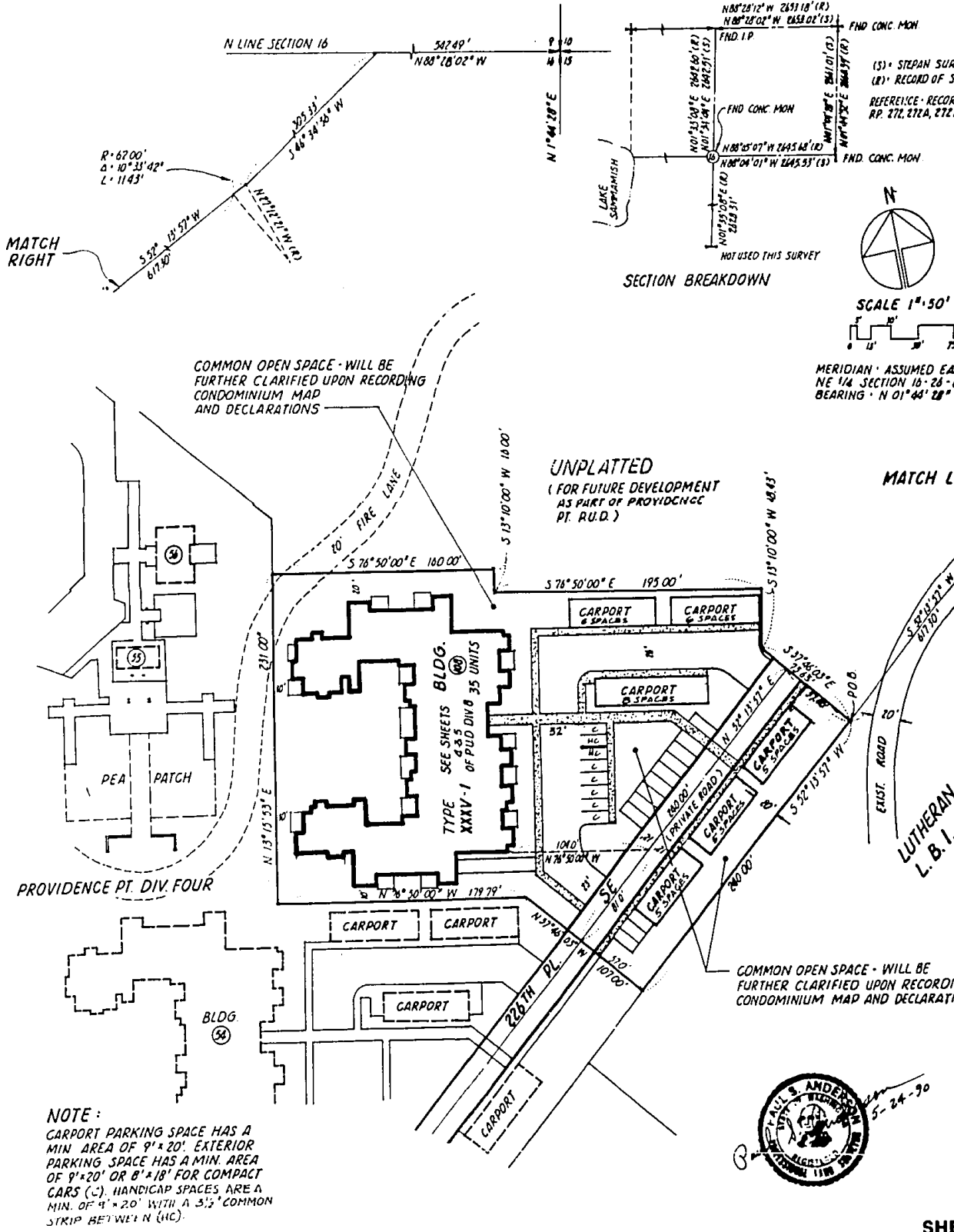
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900

100/2



COMMON OPEN SPACE - WILL BE FURTHER CLARIFIED UPON RECORDING CONDOMINIUM MAP AND DECLARATIONS

UNPLATTED  
(FOR FUTURE DEVELOPMENT AS PART OF PROVIDENCE PT. R.U.D.)

COMMON OPEN SPACE - WILL BE FURTHER CLARIFIED UPON RECORDING CONDOMINIUM MAP AND DECLARATIONS

**NOTE:**

CARPORT PARKING SPACE HAS A MIN AREA OF 9' x 20'. EXTERIOR PARKING SPACE HAS A MIN. AREA OF 9' x 20' OR 8' x 18' FOR COMPACT CARS (C). HANDICAP SPACES ARE A MIN. OF 4' x 20' WITH A 3 1/2' COMMON STRIP BETWEEN (HC).

BALD FILE # 147-80-P



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