

HEALTH OFFICER DECISION**Application Type: Building Clearance Sewered -
Public Water****Memo #:** 62131
Tax ID #: 102501-3-046-2004
RP ACCT ID: 2306728
Expiration: 06/29/2020**Property Information**1288 NW TIMBER SHADOW CT
Silverdale WA 98383**Applicant**COTTAGES ON THE RIDGE LLC
PO Box 2132
TACOMA WA 98401**Health Officer Decision for Water Supply**

Approved (See Conditions Below)	Name of Inspector: <i>ERIC EVANS, R.S.</i>	Date: <i>05/29/2019</i>

Final Decision: Approved**Health District workflow step can be approved for Building Permit final****Approved Building Permit #s:**
19-03256
19-03257

Sewered Building Clearance (Public Water)

Application Summary:

Submitted: 5/29/2019 12:46:21 PM
Completed: 5/29/2019 1:23:00 PM

Application No: 62131

Addresses

Applicant's Address

Todd Steel
Cottages on the Ridge, LLC
PO Box 2132
Tacoma, WA 98401

Contact Methods

Email: todd@norpoint.com
Phone: 2533778711

Building Site Address

12000 Ridgetop Blvd
Silverdale , WA 98401

Assessor's Account Number: 102501-3-033-2009
Lot number:

Questions

General

Q: Will this project include either a Food Service Establishment or a School?

A: No

Q: Is there an existing septic system located on this property?

A: No

Q: Is there an existing well located on this property?

A: No

Acknowledgment

Q: I understand that all information presented on this form is true and accurate to my best knowledge. I also understand that if during the process of construction, if existing septic tanks and/or wells are found that the Health District is to be notified and that they will be decommissioned per applicable code and processes.

A: Yes

Service Summary

Service	Fee
Sewered Building Clearance with public water	\$90.00

Total charges for application: \$90.00

Sewered Building Clearance (Public Water)

Application ID: 62131

Applications powered by the SkipThePaper

Permit Number: 20-01252

Payment Log

Date	Amount	Description	Bank Response
5/29/2019	\$90.00	Application Fee	This transaction has been approved.

Total amount Paid: \$90.00

SENT VIA EMAIL
larry.heires@contourengeeringllc.com

December 18, 2017

Larry Heires
Contour Engineering LLC
PO Box 949
Gig Harbor, WA 98335

Re: Water and Fire Flow Availability Application No. 2017.087.01

Dear Mr. Heires,

In response to your request for water and fire flow availability, the described project and property is located within the service area boundaries of Silverdale Water District, Washington State System Identification Number 793006:

Project Name:	<i>On The Ridge</i>
Proposed Use:	<i>Cottage Development (96 Units)</i>
Classification:	<i>Residential</i>
Fire Flow Requirement:	<i>500 GPM for 30-minutes</i>
Property Address:	<i>Ridgetop Blvd (033 and 046)</i>
Tax Parcel Account No.:	<i>102501-3-046-2004 and 102501-3-033-2009</i>

Silverdale Water District has adequate capital facilities and source to provide water service to the property and water service shall be available subject to the following conditions:

- A Construction Agreement must be entered into between the Developer and Silverdale Water District to build an extension of the water system, all the conditions of the agreement must be satisfied, and all charges must be paid.
- Current charges shall be paid at the time water service is requested.
- Compliance with the "Comprehensive Land Use Plan" for Kitsap County.

If you have any questions or need additional information, please do not hesitate to call me.

Sincerely,



Morgan Johnson
General Manager

Return Address:
Kitsap County Public Works
Mail Stop #27

Authorized Sewer Utility Official



**KITSAP COUNTY PUBLIC WORKS
PHASED DEVELOPMENT CONTRACT/LIEN**

WHEREAS, COTTAGES ON THE RIDGE, LLC, (Developer) and Kitsap County (hereinafter County) have entered into a Phased Development Contract executed by County, pertaining to Developer's project which is known as **ON THE RIDGE**, and

WHEREAS, Developer's project is one which will be developed in phases or one in which discreet unit of the project will be sold or occupied at different times; and

WHEREAS, Developer desires to utilize the phased development provisions of Kitsap County Code 13.14.160, whereby sewer assessments shall be paid at such times as the phases or discreet units receive sewer service;

NOW THEREFORE, in consideration of the mutual covenants contained herein, it is hereby agreed as follows:

Section 1. General Information.

- a. Name and address of Developer:
Cottages on the Ridge, LLC
Attn: Todd Steel
PO BOX 875
Tacoma, WA 98401
- b. Development:
Ridgetop Blvd, approx. 1.2 miles north of Waaga Way, south of Thackery Hills plat.
- c. Tax Account No:
102501-3-033-2009 & 102501-3-046-2004
- d. A description of the number of phases or Residential Equivalent Units (REUs) for the entire development: 103 REUs
104 TS
- e. Legal description of the development:
Qtr: NE Qtr: SW Section: 10 Township: 25 Range: 01

Permit Number: 20-01252

- f. Amount of newcomer's assessment attributable to each phase of development or discreet unit is pursuant to the Resolution in effect at the time of connection.
- g. Amount of latecomer's assessment is: \$ 0.
- h. Developer's payback fee attributable to each phase of development or discreet unit: \$ 0.

Section 2. Prohibition upon Sewer Service. Developer shall not be provided sewer service for any phase or discreet unit of the development without paying to County the assessments due for the phase or discreet unit.

Section 3. Lien for Unpaid Assessments. The unpaid assessments shall be a lien upon all of the property which is part of the development and upon all of the property described in Section 1; Provided, the lien hereby created shall not extend to property for which releases have been given by County pursuant to Section 4.

Section 4. Lien Releases. Upon payment of the assessments attributable to a phase or discreet unit of the development, County shall, upon application therefore, release its lien upon the property that encompasses the phase or discreet unit. The application for a release shall contain the legal description of the property for which the release is sought.

Executed this 3rd day of January, 2018.

[Signature]
Signature of Developer

Managing Member
Title Cottages On the Ridge, LLC

STATE OF WASHINGTON)
ss)
County of Kitsap)

I certify that I have satisfactory evidence that the above signed this instrument and acknowledge it to be his / her free and voluntary act for the uses and purposes mentioned in this instrument.

SUBSCRIBED AND SWORN to before me this 3rd day of JANUARY, 2018.

[Signature]
NOTARY PUBLIC in and for the State of Washington.
Residing at TACOMA Pierce County
My appointment expires: 11-22-21

