
























### Legend

-  Buildings
-  Docks
-  Tax Parcels
-  Care Facility
-  Hospital
-  Schools
-  <all other values>
- Schools**
-  Colleges/Universities
-  Elementary, Middle, High Schools
-  Private School or Preschool
-  Fire Stations
-  City Boundary
-  Urban Growth Area
-  Trails
-  Railroads
-  Ferries
-  Street
-  Interstate
-  Airport
-  Open Channel Streams
-  Parks

**STREET  
VACATION  
AREA**

### Notes

Printed: 4/25/2023 3:00:56 PM

124 0 62 124 Feet



THIS MAP IS NOT TO BE USED FOR NAVIGATION



## RONALD T. JEPSON & ASSOCIATES, P.S.

Land Surveyors • Consulting Engineers • Project Management & Development  
222 Grand Avenue, Suite C. Bellingham, WA 98225 • (360) 733-5760

December 22<sup>nd</sup>,

Department of Planning and Community Development  
City of Bellingham, WA

Attn. Steve Sundin

Subject: 10<sup>th</sup> Street Vacation

Steve,

We are submitting a vacation petition for the west ten, (10) feet of the 10<sup>th</sup> Street right of way adjacent to our ownership which conforms with City staff's suggestion.

Because we wish to build on the 10 feet involved it would need to be free of any utility reservations.

Our objective, subject to TRC's approval would be to be able to represent our intent at our upcoming Neighborhood meeting and our current drawing reflect the use of that 10 feet strip.

For the frontage that is requested to be vacated on the west side of 10<sup>th</sup> Street we have 100 percent of the required ownership signatures. On the east side of the 10<sup>th</sup> Street, we have 36.4 percent. If the aggregate is important, we have 68.2 percent of the total frontage when combined.

We would also presume that in any discussion regarding our project and the street vacation request that the easement beneath the Fillmore right of way be included.

Thank you for your continued cooperation in this regard.

Frontage Calculation

West Side ~ 275 LF

East Side ~ 275 LF

Total Frontage ~ 550 LF

Signature Representation

West Side ~ 275 LF

East Side ~ 100 LF

Total Frontage ~ 375 LF

\*Resulting Percentage – 68.2%

Respectfully,

Ronald T Jepson

cc. R. Janicki

C. Veldman

A handwritten signature in black ink, appearing to read "Ronald T. Jepson", is written over the printed name. The signature is fluid and cursive, with a large initial "R" and "J".





Permit Center

210 Lottie Street, Bellingham, WA 98225

Phone: (360) 778-8300 Fax: (360) 778 8301 TTY: (360) 778-8382

Email: [permits@cob.org](mailto:permits@cob.org) Web: [www.cob.org/permits](http://www.cob.org/permits)

**STREET AND/OR ALLEY VACATION PETITION**  
(PLEASE TYPE OR PRINT CLEARLY IN BLUE OR BLACK INK)

The undersigned, owners of property abutting on the hereinafter described streets and/or alleys sought to be vacated, hereby petition to vacate: (legal description required)

Lots 1, 2, 3 and 4, Block 1 and lots 1 and the south half of lot 2, Block 2, less Railroad right of way, Map of the Town of Bellingham, Whatcom County, Washington Territory, a part of the consolidated City of Bellingham, Whatcom County Washington per map in Book 1 of Plats, Page 16, Auditor's Office.

and to make such orders and to take such action as may be necessary to accomplish said vacation. Proof of ownership is attached.

Abutting Property Owner #1

Address and Legal Description of Signator's Property \_\_\_\_\_

BOILER WORKS L.L.C.

(Proof of ownership and tax statement attached)

X [Signature]  
Signature of Property Owner

Robert Janicki  
Printed Name of above Signature

703 N. Jawahip Street  
Mailing Address of Property Owner

Secho Woolley Wa 98284  
City State Zip

Abutting Property Owner #2

Address and Legal Description of Signator's Property \_\_\_\_\_

Portion of lots 1 & 2, Block 8, Plat of Town of Bellingham

(Proof of ownership and tax statement attached)

[Signature] 9/12/22  
Signature of Property Owner

Puget Living LLC  
Printed Name of above Signature

Jason Loeb

515 W. Bakerview Rd  
Mailing Address of Property Owner

Bellingham Wa 98226-9171  
City State Zip

#1

Whatcom County, WA  
Total: \$205.50 Pgs=3  
DEED  
Request of: WHATCOM LAND TITLE  
eRecorded by: Simplifile  
2021-1004806  
10/29/2021 02:02 PM

When recorded return to:

BOILER WORKS, LLC  
103 N TOWNSHIP ST  
SEDRO WOOLLEY, WA 98284

Filed for Record at Request of  
WHATCOM LAND TITLE COMPANY, INC.  
Escrow Number: W-182493

3 pgs

STATUTORY WARRANTY DEED

Grantor: PAC-SIX, INC., a Washington corporation  
Grantee: BOILER WORKS, LLC, a Washington limited liability company

THE GRANTOR PAC-SIX, INC., a Washington corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to BOILER WORKS, LLC, a Washington limited liability company the following described real estate, situated in the County of WHATCOM, State of WASHINGTON.

Abbreviated Legal:  
LOT 1.2.3 AND 4, BLOCK 1, AND LOT 1 & PTN OF LOT 2, BLK 2 TOWN OF BELLINGHAM.; LOTS 47,48,49,50, 52 & PTN 51 FAIRHAVEN TIDELANDS

SITUATE IN WHATCOM COUNTY, WASHINGTON.

For Full Legal See Attached Exhibit "A" AND SPECIAL EXCEPTIONS

Tax Parcel Number(s): 370201 062248 0000 PID 15291, 370201 050245 0000 PID 15276

Dated October 28, 2021

PAC-SIX, INC.

Grace Reid  
By: GRACE REID, President

Barbara Thompson  
By: BARBARA THOMPSON, Secretary

STATE OF WASHINGTON }  
COUNTY OF WHATCOM } SS:

I certify that I know or have satisfactory evidence that GRACE REID and BARBARA THOMPSON

is/are the person(s) who appeared before me, and said person(s) acknowledge that THEY signed this instrument, on oath stated THEY is/are authorized to execute the instrument and acknowledge that as the President/SECRETARY of PAC-SIX, INC. to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: October 28, 2021 Michael Erickson

NOTARY PUBLIC  
STATE OF WASHINGTON  
R MICHAEL ERICKSON  
License #54811  
Commission Expires  
November 17, 2024

Notary Public in and for the State of WASHINGTON  
Residing at BURKINGTON  
My appointment expires: 11-17-24

## EXHIBIT "A"

Order No.: 245432964

### PARCEL A:

Lots 1, 2, 3, and 4, Block 1 and Lot 1 and the South half of Lot 2, Block 2, Map of the Town of Bellingham, Whatcom County, Washington Territory, a part of the consolidated City of Bellingham, Whatcom County, Washington, as per the map thereof recorded in Book 1 of Plats, page 16, in the Auditor's office of said county and state;

Less railroad right-of-way.

Situate in Whatcom County, Washington

### PARCEL B:

Lots or Blocks 47, 48, 49, 50, the South 17 feet of that part of Block 51 lying West of the Railroad and all of Block 52 lying West of the Railroad, Whatcom County and Appraiser's Map of Fairhaven Tidelands, State of Washington, a part of the consolidated City of Bellingham, as per the map thereof recorded in Book 4 of Plats, page 32 and 34, in the Auditor's Office of said county and state.

Situate in Whatcom County, Washington

**EXHIBIT "B"**  
**EXCEPTIONS**

Order No.: 245432964

1. Notwithstanding the covered risks as set forth in the policy, the company does not insure against loss or damage by reason of a lack of a right of access to and from the Land.

Affects: Portion of said premises lying Westerly of railroad right-of-way

2. Notwithstanding the covered risks as set forth in the policy, the access coverage referenced therein is limited to the access allowed in any crossing permit which may be required by the owner of the adjoining railroad right of way (or former railroad right of way), subject to the terms, conditions and provisions therein.

3. Declaration of Water System Extension Assessment, including the terms, covenants and provisions thereof;

Recording Date: June 23, 1982  
Recording No.: 1421521

4. As to any portion of said land now, formerly or in the future covered by water: Questions or adverse claims related to (1) lateral boundaries of any tidelands or shorelands; (2) shifting in course, boundary or location of the body of water; (3) rights of the State of Washington if the body of water is or was navigable; and (4) public regulatory and recreational rights (including powers of the USA) or private riparian rights which limit or prohibit use of the land or water.





# Whatcom County Assessor & Treasurer

## 15476 PUGET LIVING LLC for Year 2021 - 2022

### Property

#### Account

Property ID:	15476	Abbreviated Legal Description:	TOWN OF BELLINGHAM-FRAC OF LOT 1-LOT 2 BLK 8-TOG WI VAC N 30 FT DOUGLAS AVE ABTG LOT 1 AS VAC ORD 7599 9/1966-TOG WI VAC W 1/2 ALLEY ABTG AS VAC ORD 1999-04-014 AF 1990500211
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Parcel # / Geo ID:	3702010792480000	Agent Code:	
Type:	Real		
Tax Area:	0111 - BELLINGHAM 501 AH CCFP	Land Use Code	91
Open Space:	N	DFL	N
Historic Property:	N	Remodel Property:	N
Multi-Family Redevelopment:	N		
Township:	T37N	Section:	01
Range:	R02E	Legal Acres:	0.2100

#### Location

Address:	925 10TH ST BELLINGHAM, WA	Mapsco:	
Neighborhood:	4310010200 RLOT	Map ID:	4JS_17TH-W
Neighborhood CD:	4310010200		

#### Owner

Name:	PUGET LIVING LLC	Owner ID:	570901
Mailing Address:	515 W BAKERVIEW RD BELLINGHAM, WA 98226-9171	% Ownership:	100.0000000000%
		Exemptions:	

### Pay Tax Due

### Taxes and Assessment Details

### Values

### Map List

### Taxing Jurisdiction



2

Whatcom County, WA  
Total: \$206.60 Pgs=3  
DEED 2021-1004794  
Request of: WHATCOM LAND TITLE  
eRecorded by: Simplifile  
10/29/2021 01:31 PM

When recorded return to:

PUGET LIVING, LLC  
515 W BAKERVIEW ROAD  
BELLINGHAM, WA 98226

Filed for Record at Request of  
WHATCOM LAND TITLE COMPANY, INC.  
Escrow Number: W-176138

3 pgs

STATUTORY WARRANTY DEED

Grantor: PAC-SIX, INC., a Washington corporation  
Grantee: PUGET LIVING, LLC, a Washington limited liability company

THE GRANTOR PAC-SIX, INC., a Washington corporation for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to PUGET LIVING, LLC, a Washington limited liability company the following described real estate, situated in the County of WHATCOM, State of WASHINGTON.

Abbreviated Legal:  
PIN OF LOTS 1 & 2, BLK 8, PLAT OF TOWN OF BELLINGHAM

For Full Legal See Attached Exhibit "A" AND SPECIAL EXCEPTIONS

Tax Parcel Number(s): 370201 079248 0000 PID 15476

Dated October 28, 2021

PAC-SIX, INC.  
Barbara Thompson Secretary  
By: BARBARA THOMPSON, Secretary  
Grace Reid, President  
By: GRACE REID, President

STATE OF WASHINGTON )  
COUNTY OF WHATCOM ) SS:

I certify that I know or have satisfactory evidence that BARBARA THOMPSON AND GRACE REID

is/are the person(s) who appeared before me, and said person(s) acknowledge that THEY signed this instrument, on oath stated THEY is/are authorized to execute the instrument and acknowledge that as the Secretary/PRESIDENT of PAC-SIX, INC.

to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: October 28, 2021 R. Michael Erickson

NOTARY PUBLIC  
STATE OF WASHINGTON  
R MICHAEL ERICKSON  
License #54811  
Commission Expires  
November 17, 2024

R. MICHAEL ERICKSON  
Notary Public in and for the State of WASHINGTON  
Residing at BURLINGTON  
My appointment expires: 11-17-24

EXHIBIT "A"

Order No.: 245446537

For APN/Parcel ID(s): 15476 and 370201 079248 0000

Partial Lot 1 and all of Lot 2, Block 8, Map of the Town of Bellingham, Whatcom County, Washington Territory, a part of the consolidated City of Bellingham, Whatcom County, Washington, as per the map thereof recorded in Book 1 of Plats, page 16, in the Auditor's office of said county and state;

TOGETHER WITH that the vacated North 30 feet of Douglas Street abutting Lot 1, as vacated by Bellingham City Ordinance No. 7599-9/66;

TOGETHER WITH those vacated portions of the alley abutting said lots per Ordinance No. 1999-04-014, recorded under Whatcom County Auditor's File No. 1990500211, which attach by operation of law.

Situate in Whatcom County, Washington

SUBJECT TO:

1. Easement for sewer, light and other utilities, reserved pursuant to;  
Ordinance No.: 7599  
In favor of: CITY OF BELLINGHAM
2. Easement for sewer, light and other utilities, reserved pursuant to;  
Ordinance No.: 199-04-014 (recorded under Auditor's File No.  
1990500211)  
In favor of: CITY OF BELLINGHAM
3. Matters disclosed by an unrecorded Survey of said premises as disclosed by  
that document;  
Records of: Whatcom County, Washington  
Job No.: RS-4989  
Executed by: LARRY STEELE & ASSOCIATES - LAND  
SURVEYORS
4. Private easements, if any, not appearing of record including, but not limited to,  
those for ingress, egress and utilities, as established by operation of law,  
together with public utility easements, if any.

END OF EXHIBIT "A"



Abutting Property Owner # 4

Address and Legal Description of Signator's Property \_\_\_\_\_

North half of lot 3, All of lot 4, Block 8  
together with the south 15 feet of Unrated Fillmore St

(Proof of ownership and tax statement attached)

X \_\_\_\_\_  
Signature of Property Owner

917 10TH STREET APT 2  
Mailing Address of Property Owner

Jeffery/Elizabeth Kenoyer  
Printed Name of above Signature  
Fairhaven Flats LLC

Bellingham Wa 98225-6234  
City State Zip

(Additional copies may be necessary if there are more than 3 property owners)

Check the boxes that apply:

This property is also subject to

- building permit (address \_\_\_\_\_ )
- short plat or lot adjustment
- site plan review
- change in land use designation
- other (specify)

The City staff person most familiar with this application is Steven Sundin

# Whatcom County Assessor & Treasurer

## 15478 FAIRHAVEN FLATS LLC for Year 2021 - 2022

### Property

#### Account

Property ID:	15478	Abbreviated Legal Description:	TOWN OF BELLINGHAM N 1/2 OF LOT 3-LOT 4 BLK 8-TOG WI VAC SLY 15 FT FILLMORE AVE ABTG AS VAC ORD 8564
Parcel # / Geo ID:	3702010792540000	Agent Code:	
Type:	Real		
Tax Area:	0111 - BELLINGHAM 501 AH CCFP	Land Use Code	12
Open Space:	N	DFL	N
Historic Property:	N	Remodel Property:	N
Multi-Family Redevelopment:	N		
Township:	T37N	Section:	01
Range:	R02E	Legal Acres:	0.1800

#### Location

Address:	917 TENTH ST BELLINGHAM, WA	Mapsco:	
Neighborhood:	4310012000 SFR-LOT	Map ID:	4JS_17TH-W
Neighborhood CD:	4310012000		

#### Owner

Name:	FAIRHAVEN FLATS LLC	Owner ID:	507540
Mailing Address:	917 10TH ST APT 2 BELLINGHAM, WA 98225-6234	% Ownership:	100.0000000000%
		Exemptions:	

### Pay Tax Due

### Taxes and Assessment Details

### Values

### Map List

### Taxing Jurisdiction

### Improvement / Building

### Sketch

### Property Image



2140400618  
 Page: 1 of 1  
 4/98/2014 2:30 PM  
 DEED \$72.00  
 Whatcom County, WA

Request of: KENOYER

When recorded return to:  
 FAIRHAVEN FLATS, LLC  
 917 TENTH STREET #2  
 BELLINGHAM, WA 98225

**QUIT CLAIM DEED**

Grantor: JEFFERY E. KENOYER AND ELISABETH K. KENOYER  
 Grantee: FAIRHAVEN FLATS LLC, a Washington Limited Liability Company

THE GRANTOR JEFFERY E. KENOYER AND ELISABETH K. KENOYER for and in consideration of WAC 458-61A-211 (2,a), A MERE CHANGE IN IDENTITY, conveys and quit claims to FAIRHAVEN FLATS LLC, a Washington Limited Liability Company, the following described real estate, situated in the County of WHATCOM State of Washington, together with all after acquired title of the grantor(s) therein:

THE NORTH ONE-HALF OF LOT 3 AND ALL OF LOT 4, BLOCK 8, TOWN OF BELLINGHAM, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 1 OF PLATS, PAGE 16, RECORDS OF WHATCOM COUNTY, WASHINGTON;

TOGETHER WITH THE VACATED SOUTHERLY 15 FEET OF FILLMORE AVENUE ABUTTING SAID LOT 4, AS VACATED BY ORDINANCE NO. 8564.

SITUATE IN WHATCOM COUNTY, WASHINGTON.

Abbreviated Legal: PTN OF LOT 3 & ALL OF LOT 4, BLK 8, TOWN OF BELLINGHAM

Tax Parcel Number(s): 370201 079254 0000 PID 15478

Dated: 12/9/13

*Jeffery E. Kenoyer*  
 \_\_\_\_\_  
 JEFFERY E. KENOYER

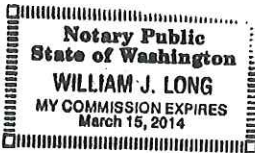
*Elisabeth K. Kenoyer*  
 \_\_\_\_\_  
 ELISABETH K. KENOYER

STATE OF Washington )  
 COUNTY OF Whatcom ) SS:

I certify that I know or have satisfactory evidence that JEFFERY E. KENOYER AND ELISABETH K. KENOYER is the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 12-9-13

*William J. Long*  
 \_\_\_\_\_  
 Notary Public in and for the State of Washington  
 Residing at: Bellingham  
 My appointment expires: March 15, 2014





AVE

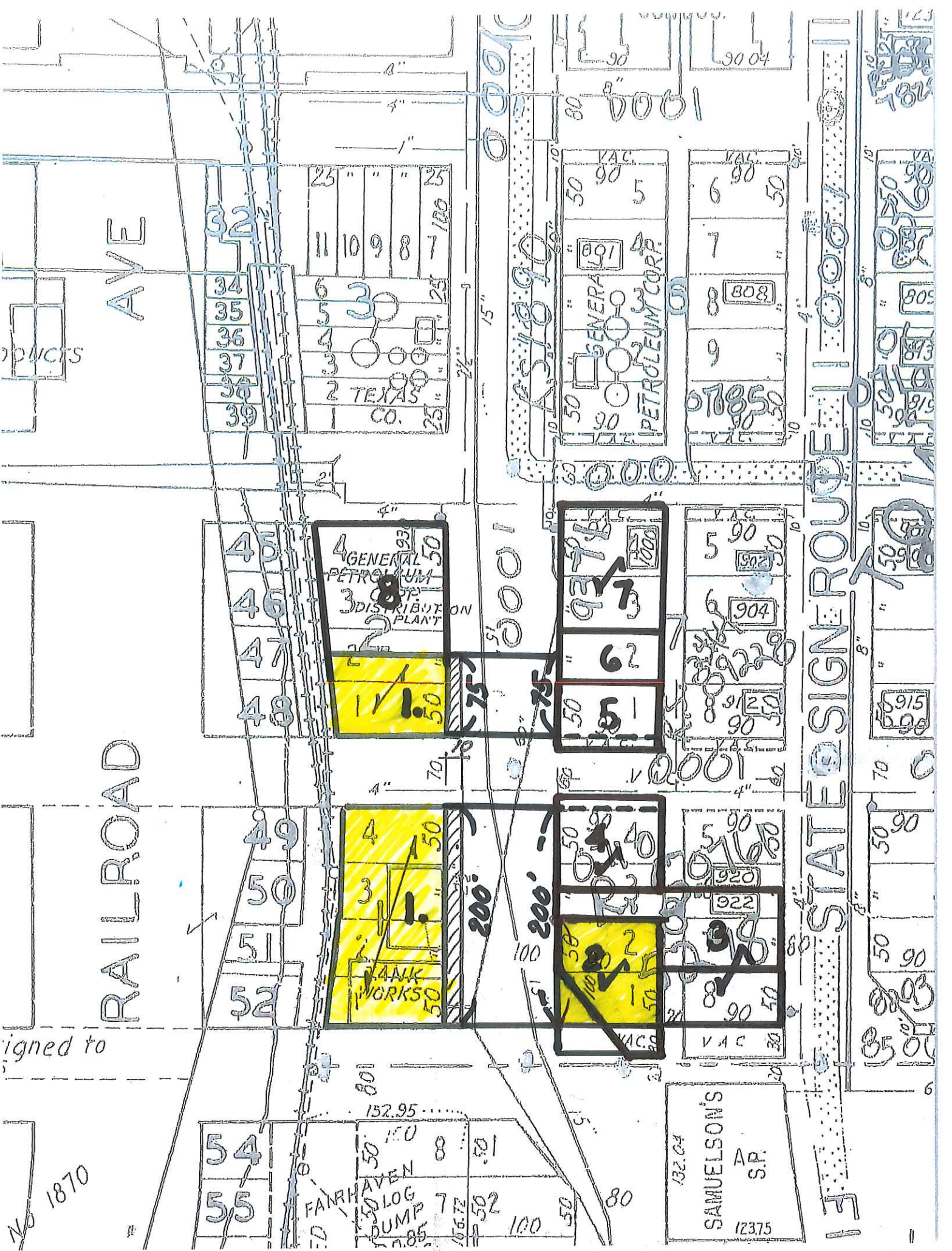
RAILROAD

STATE SIGN ROUTE 1000

DUCTS

igned to

No 1870



4 GENERAL PETROLEUM  
 3 DISTRIBUTION PLANT

4  
 3  
 2  
 1  
 TANK WORKS

937  
 62  
 51

50  
 40  
 30  
 20  
 10  
 50  
 40  
 30  
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 10  
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 10

SAMUELSON'S  
 A.P.  
 S.P.  
 12375

FAIRHAVEN  
 LOG DUMP