

<div>VICINITY MAP</div> <div></div> <div>VICINITY MAP SCALE 1" = 1000'</div>	<div>ACKNOWLEDGEMENT</div> <div>I, THE UNDERSIGNED, ATTEST THAT I AM THE CONTRACT PURCHASER OR OWNER IN FEE SIMPLE OF THE LAND REPRESENTED ON THIS SHORT PLAT AND HAVE NO RIGHT, TITLE OR INTEREST OF ANY KIND IN ANY UNPLATTED LAND CONTIGUOUS TO ANY PART OF THE LAND INCLUDED IN THIS SHORT PLAT. THIS SHORT PLAT IS MADE IN ACCORDANCE WITH MY DESIRES.</div> <div><div>MINGQI SHAO</div><div><div>STATE OF WASHINGTON } COUNTY OF PIERCE }</div><div>SIGNED AND SEALED BEFORE ME THE UNDERSIGNED</div><div>THIS ____ DAY OF _____, 20____ AS THEIR FREE AND VOLUNTARY ACT AND DEED FOR SHORT PLAT PROCESS WITNESS MY HAND AND SEAL THE DAY AND YEAR FIRST WRITTEN ABOVE.</div><div>NOTARY SEAL</div><div>NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDING AT: _____</div></div></div>	<div>CITY OF PUYALLUP SHORT PLAT NO. <u>PLSHP2025XXXX</u></div> <div>A PORTION OF THE NE 1/4 OF THE NE 1/4, SECTION 02, TOWNSHIP 19 N, RANGE 4 E, W.M.</div> <div>ORIGINAL TRACT ASSESSORS PARCEL NO: <b>0419021061</b></div> <div>•NOTICE• THE LAND CONTAINED WITHIN THIS SHORT PLAT MAY NOT BE FURTHER DIVIDED BY ANYONE WITHIN FIVE (5) YEARS OF THE ORIGINAL RECORDING DATE OF THIS SHORT PLAT WITHOUT A FORMAL SUBDIVISION HAVING BEEN FILED WITH THE PIERCE COUNTY AUDITOR.</div> <div>•FUTURE PERMITS• THE APPROVAL OF THIS SHORT PLAT IS NOT A GUARANTEE THAT FUTURE PERMITS WILL BE GRANTED.</div> <div></div>	<div>DEVELOPMENT ENGINEERING DIVISION</div> <div>DEVELOPMENT ENGINEERING MANAGER _____ DATE _____</div> <div>PLANNING DIVISION</div> <div>PLANNING MANAGER _____ DATE _____</div> <div>FIRE PREVENTION DIVISION</div> <div>FIRE CODE OFFICIAL _____ DATE _____</div> <div>ASSESSOR/TREASURER</div> <div>I HEREBY CERTIFY THAT ALL STATE AND COUNTY TAXES HERETOFORE LEVIED AGAINST THE LOT LINE ADJUSTED PROPERTY DESCRIBED HEREON, ACCORDING TO THE BOOKS AND RECORDS OF MY OFFICE, HAVE BEEN FULLY PAID AND DISCHARGED.</div> <div>ASSESSOR/TREASURER _____ DATE _____</div> <div>BY _____</div> <div>AUDITOR'S CERTIFICATE</div> <div>FILED FOR RECORD THIS ____ DAY OF _____, 20 ____ AT THE REQUEST OF DOUGLAS CASEMENT</div> <div>AUDITORS FEE NO. _____</div> <div>FEE: \$ _____</div> <div>_____ DEPUTY COUNTY AUDITOR</div> <div>ORIGINAL TRACT OWNERS</div> <div>PARCEL 0419021061 NAME: MINGQI SHAO ADDRESS: 12319 NE 68TH PL CITY/STATE/ZIP: KIRKLAND, WA, 98033 CURRENT ZONING: RS-10</div> <div>SOURCE OF WATER: CITY OF PUYALLUP SEWER SYSTEM: CITY OF PUYALLUP WIDTH &amp; TYPE OF ACCESS: 30' PRIVATE ROAD NUMBER OF LOTS: 4 SCALE: 1" = 50'</div>
<div>LEGAL DESCRIPTION—ORIGINAL PARCEL 0419021061 PARCEL B OF BOUNDARY LINE REVISION NO. 06-84-001 RECORDED JUNE 04, 2006 UNDER RECORDING NO. 200604075001, IN PIERCE COUNTY, WASHINGTON; BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 19 NORTH, RANGE 4 EAST, W.M., PIERCE COUNTY, WASHINGTON; SITUATE IN THE CITY OF PUYALLUP, COUNTY OF PIERCE, STATE OF WASHINGTON.</div> <div>CITY OF PUYALLUP NOTES: 1.</div>		<div></div> <div>SURVEYOR'S CERTIFICATE</div> <div>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:  _____ MINGQI SHAO IN JANUARY 2025</div> <div>THIS ____ DAY OF _____, 20____</div> <div>LICENSE NO. <u>PLS 36793</u> _____ PROFESSIONAL LAND SURVEYOR</div>	<div></div> <div>2606 E. MAIN, PUYALLUP WA 98372 MAIL: PO BOX 731909, PUYALLUP, WA 98373 PHONE: 253-579-6632</div>

- LEGEND**
- MONUMENT FOUND AS NOTED
  - REBAR/CAP 36793 SET THIS SURVEY
  - FOUND AS NOTED
  - MAG NAIL W/ TAG AS NOTED
  - (R) RECORDED-BLA 200604075001
  - (P) PLAT OF CASE STURROCK 8401120245
  - SS SANITARY SEWER LINE
  - G GAS LINE
  - W WATER LINE
  - OE OVERHEAD ELECTRIC LINE



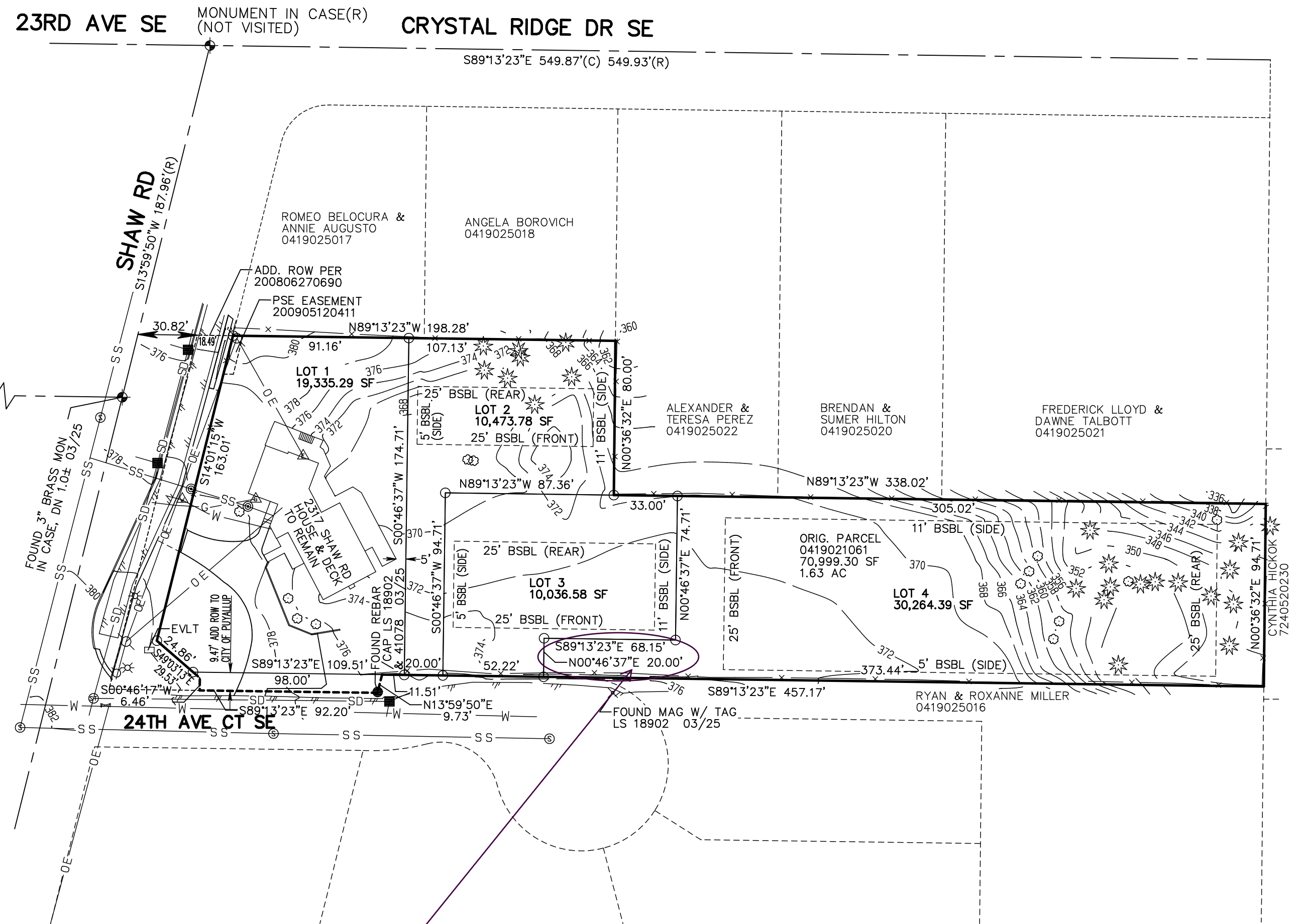
SCALE: 1"=50'

**SURVEYOR'S NOTES**

1. BASIS OF BEARING: WSPC, S. ZONE, NAD83/11 PER WSRN. NORTH 89°13'59" WEST ALONG THE CENTERLINE OF 23RD AVE CT SE BETWEEN TWO FOUND MONUMENTS AT THE INTX OF 23RD AVE CT SE AND SHAW RD AND THE CUL-DE-SAC MONUMENT OF 23RD AVE CT SE.
2. THE METHOD OF SURVEY WAS FIELD TRAVERSE & GPS DATA COLLECTION. THE INSTRUMENTS USED WERE A TOPCON HYPER VR GPS AND A FOCUS 30-5" TOTAL STATION. LINEAR AND ANGULAR CLOSURES MEET THE STANDARDS OF WAC 332-130-090.
3. THIS SURVEY COMPLIES WITH ALL STANDARDS AND GUIDELINES OF THE SURVEY RECORDING ACT, CHAPTER 58.09 RCW AND 332-130 WAC.
4. THIS SURVEY DOES NOT PURPORT TO SHOW EASEMENTS OF RECORD EXCEPT AS SHOWN.
5. VERTICAL DATUM: NAVD88 DERIVED FROM GPS USING THE WSRN.
6. REFERENCES:  
BLA 200604075001  
SP 8701060344  
PLAT OF CASE STURROCK ADD 8401120245  
SW DEED 202401190142

23RD AVE SE MONUMENT IN CASE(R) (NOT VISITED) CRYSTAL RIDGE DR SE

23RD AVE CT SE  
BASIS OF BEARINGS  
N89°13'59"W 306.68'(M) 306.72'(P)  
FOUND CASE MON  
W/ BRKN LID. SHOT  
CNTR OF LID 03/25

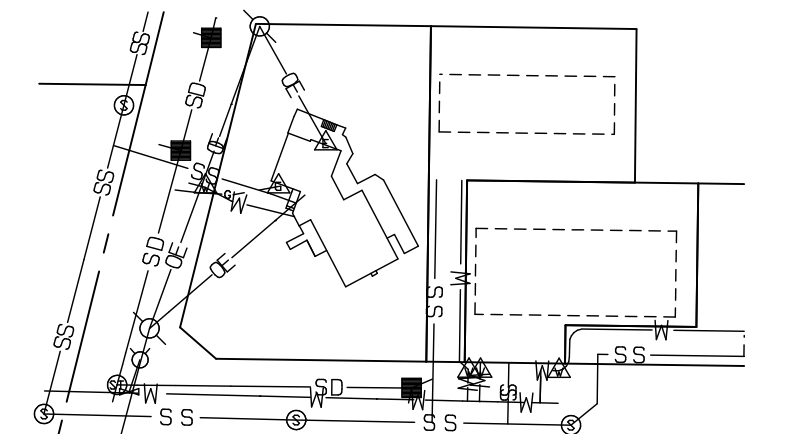


Change entrance to Lot 4 to an access tract.

Per PMC 19.12.060, panhandle access will only be allowed when separated by at least one lot width, and shall serve no more than one lot. Lot 4 is abutting a panhandle to the south. Lot 4 will need to be reconfigured to not include panhandle access, while also meeting the minimum street frontage requirements of 20 ft.

See SHAO SP 03-14-25 SET, Sheet 2 of 2.

ADDRESSES  
LOT 1- 2317 SHAW ROAD  
LOT 2- XXXX  
LOT 3- XXXX  
LOT 4- XXXX

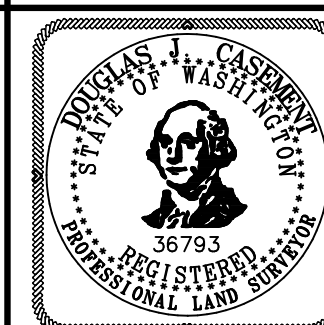


APPROXIMATE LOCATION  
PROPOSED UTILITIES

SCALE: 1" = 100'

**TRUE POINT  
SERVICES**

2606 E. MAIN, PUYALLUP WA 98372  
MAIL: PO BOX 731909, PUYALLUP, WA 98373  
PHONE: 253-579-6632



**CITY OF PUYALLUP  
PERMIT NO. PLSHP2025XXXX**

FOR: MINGQI SHAO  
12319 NE 68TH PL  
KIRKLAND, WA, 98033

DRAWN:	DS	SCALE:	AS NOTED
CHECKED:	RLS	APPROVED:	DJC
DATE:	FEB. 2025	JOB NO:	24-2412-001