



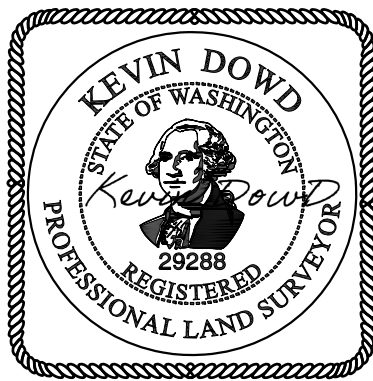
## CITY OF STEVENSON NOTICE OF SHORT PLAT APPLICATION

<b>FILE NUMBER:</b>	SUB-2025-001
<b>PLAT NAME:</b>	Brents Short Plat
<b>DESCRIPTION OF PROPOSAL:</b>	Proposed three lot short plat of an existing 3.47-acre parcel all accessed by Iman Loop Road, a public road. Lots sizes range from 0.60 acres to 2.17 acres.
<b>LOCATION:</b>	Iman Loop Road, Stevenson, WA
<b>PARCEL NO.:</b>	03-07-35-4-4-0811-00
<b>ZONING:</b>	Suburban Residential (SR)
<b>PROPONENT:</b>	James Brents

**PUBLIC COMMENT:** The deadline for submitting comments on this proposal is 20 working days from the date of notice.

**CONTACT:** To provide comments contact [planning@ci.stevenson.wa.us](mailto:planning@ci.stevenson.wa.us), mail requests to City Hall at PO Box 371, Stevenson, WA 98648 or drop it off at City Hall.

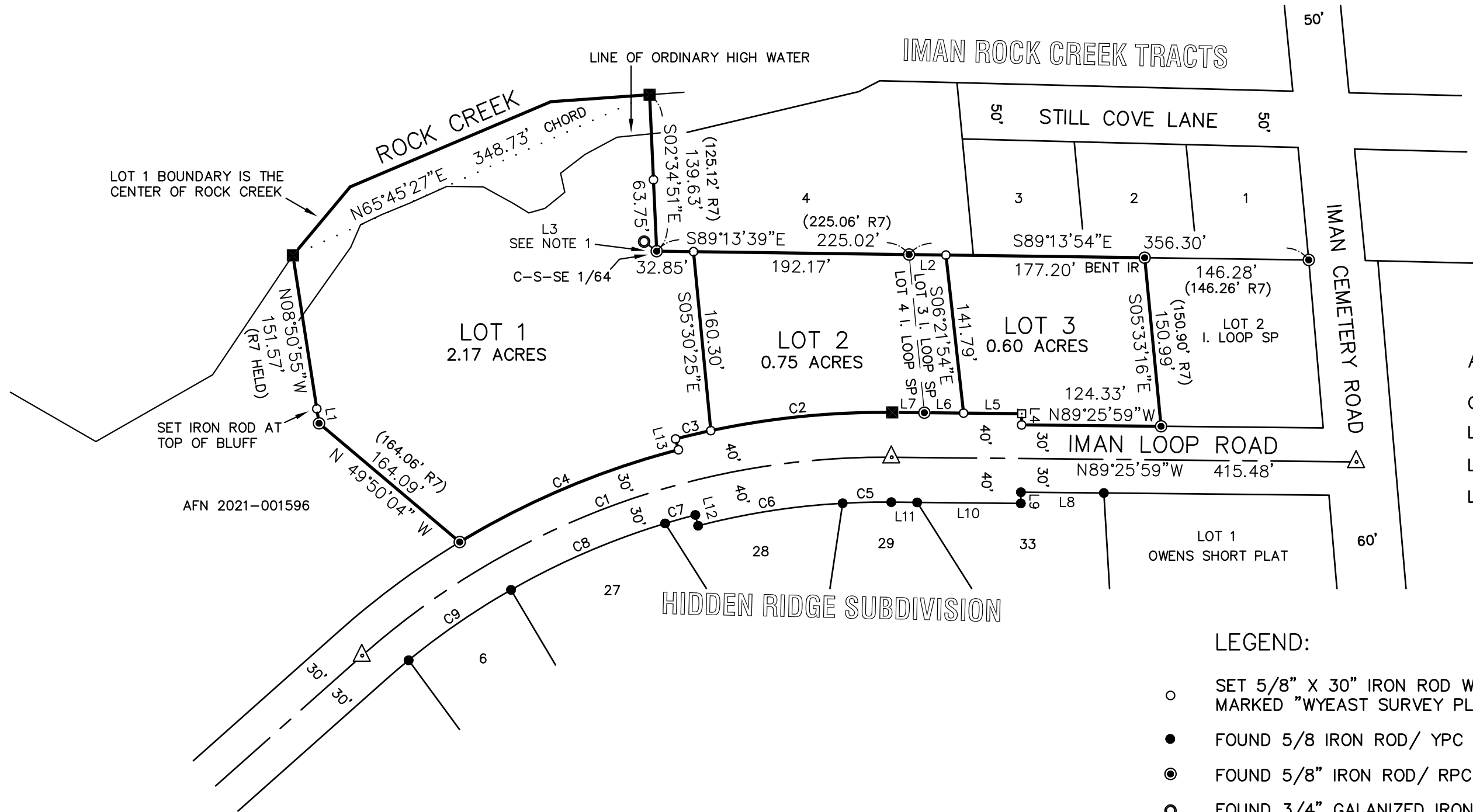
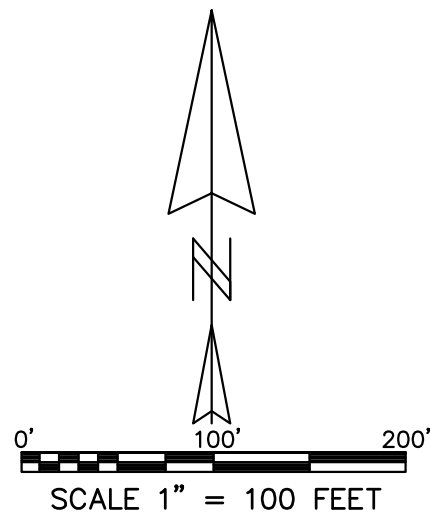
The applications and project plans are available for public review at City Hall during regular business hours or at <https://www.ci.stevenson.wa.us/news>. City Hall is accessible to persons with disabilities.



NOVEMBER 11, 2025

FOR REVIEW

BRENTS SHORT PLAT  
LOCATED IN THE SE 1/4 OF SECTION 35  
T3 NORTH, R7 EAST, W.M.  
IN THE CITY OF STEVENSON  
SKAMANIA COUNTY, WASHINGTON



LINE TABLE		
LINE	BEARING	LENGTH
L1	N08°50'55"W	13.06'
L2	S89°13'54"E	32.83'
L3	N52°38'24"W	14.07'
L4	N00°34'01"E	10.00'
L5	N89°25'59"W	51.86'
L6	N89°25'59"W	34.95'
L7	N89°25'59"W	28.67'
L8	N89°25'59"W	74.03'
L9	S00°34'01"W	10.00'
L10	N89°25'59"W	92.27'
L11	N89°25'59"W	23.21'
L12	N14°32'10"W	10.00'
L13	S14°32'10"E	10.00'

NOTE 1: SEE R5 FOR DIFFERENCE IN LOCATION OF 1/16TH LINE  
BETWEEN PLAT OF IMAN ROCK CREEK TRACTS AND  
THE IMAN LOOP SHORT PLAT.

CURVE TABLE					
CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT	CHORD
C1	42°12'23"	700.00	515.65	270.15	S69°27'50"W 504.07
C2	12°36'28"	740.00	162.83	81.75	S84°15'47"W 162.51
C3	2°29'44"	740.00	32.23	16.12	S76°42'42"W 32.23
C4	16°39'49"	730.00	212.31	106.91	S67°07'55"W 211.56
C5	3°45'12"	660.00	43.24	21.63	S88°41'25"W 43.23
C6	11°20'59"	660.00	130.74	65.58	S81°08'20"W 130.53
C7	2°22'44"	670.00	27.82	13.91	S74°16'28"W 27.82
C8	12°49'21"	670.00	149.94	75.29	S66°40'25"W 149.63
C9	9°28'57"	670.00	110.89	55.57	S55°31'16"W 110.76

AREA TABLE:

ORIGINAL PARCEL: 3.52 ACRES  
LOT 1: 2.17 ACRES  
LOT 2: 0.75 ACRES  
LOT 3: 0.60 ACRES

LEGEND:

- SET 5/8" X 30" IRON ROD WITH YELLOW PLASTIC CAP MARKED "WYEAST SURVEY PLS 29288"
- FOUND 5/8 IRON ROD/ YPC AS PER R6
- ⊙ FOUND 5/8" IRON ROD/ RPC AS PER R5 OR R7
- FOUND 3/4" GALANIZED IRON PIPE AS PER R1
- △ FOUND PIN IN IRON PIPE IN CASE AS PER R2
- FOUND CONCRETE ROW POST
- CALCULATED POSITION
- (xxx) DEED OR RECORD DATA
- YPC YELLOW PLASTIC CAP
- RPC RED PLASTIC CAP
- I. LOOP SP IMAN LOOP SHORT PLAT

03 07 35 44 0811 00

FOR: JAMES BRENTS  
AND PATRICIA BRENTS  
1010 NW STILL COVE LN  
STEVENSON, WA 98648

WYEAST SURVEYS  
KEVIN DOWD  
4399 WOODWORTH DRIVE  
MT HOOD—PARKDALE, OR 97041  
(541) 806—0312

We, the owners of the herein shown tract of land,  
Hereby declare and certify this short subdivision to be true and correct  
to the best of our abilities and that this short subdivision has been  
made with our free consent and in accordance with our desires.

IN WITNESS WHEREOF, we set our hands and seal:

Jamie Brents \_\_\_\_\_ Date \_\_\_\_\_

Patricia Brents \_\_\_\_\_ Date \_\_\_\_\_

Notary Public \_\_\_\_\_ Date \_\_\_\_\_

City water and sewer utilities are available to the lots within  
this short subdivision or the lots contain adequate area and  
proper soil, topographic and drainage conditions to be served  
by an on site sewage disposal system.

City of Stevenson Sanitarian \_\_\_\_\_ Date \_\_\_\_\_

Public Works Director \_\_\_\_\_ Date \_\_\_\_\_

I hereby certify that the taxes and assessments have been duly paid,  
discharged or satisfied in regard to the lands involved with the proposed  
short subdivision.

Skamania County Treasurer \_\_\_\_\_ Date \_\_\_\_\_

City Clerk/ Treasurer \_\_\_\_\_ Date \_\_\_\_\_

I hereby certify that this short subdivision complies with the Stevenson  
Short Plat Ordinance and is approved subject to properly being recorded  
and filed with the Skamania County Auditor within 30 days of this  
summary approval.

Short Plat Administrator \_\_\_\_\_ Date \_\_\_\_\_

Surveyor's Certificate

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 James Brents in October 2025.

Kevin Dowd PLS No. 29288 \_\_\_\_\_ Date \_\_\_\_\_

STATE OF WASHINGTON)  
COUNTY OF SKAMAINA )

I hereby certify that the within instrument of writing was filed for record

at the request of \_\_\_\_\_

on \_\_\_\_\_ 2025 at \_\_\_\_\_ AM/PM

and was recorded in Auditor's File No. \_\_\_\_\_

Recorder of Skamania County, Washington

Skamania County Auditor