

MEMORANDUM

To: Steve Bedrossian

From: Matthew Palmer, PE
Kimley-Horn and Associates, Inc.

Date: October 16, 2023

Subject: 13529 Bothell Everett Highway Rezone, KH #090223149



The purpose of this memorandum is to summarize the trip generation for the current zoning, and three potential rezones for the site located at 13529 Bothell Everett Highway in the City of Mill Creek. Two (2) single-family detached units currently occupy the site. The three potential rezones are for a 2,500 Square Foot (SF) clinic, an 8,000 SF general office space, or an 8,000 SF professional office space.

Trip Generation

The trip generation calculations for the rezone have been performed using trip generation data contained in the Institute of Transportation Engineers' (ITE) Trip Generation Manual, 11th Edition (2021). The average trip generation rates for ITE Land Use Code (LUC) 210, Single-Family Detached, ITE LUC 630, Clinic, ITE LUC 710, General Office, and ITE LUC 712, Small Office Building have been utilized. The trip generation of the existing use/current zoning is summarized in **Table 1**, followed by the clinic rezone in **Table 2**, general office space rezone in **Table 3**, and professional office space rezone in **Table 4**. The trip generation calculations are included in the attachments.

The Average Daily Trips represents the number of trips generated over the course of an average 24-hour weekday. The AM peak-hour represents the highest hour of trip generation by the site between 7-9 AM and the PM peak-hour represents the highest hour of trip generation by the site between 4-6 PM. These hours typically encompass the peak hours of the roadway system and are used for determining concurrency by local jurisdictions and WSDOT.

Table 1: Trip Generation Summary – Existing Use/Current Zoning

Use	Units	Average Daily Trips	AM Peak-Hour Trips			PM Peak-Hour Trips		
			Inbound	Outbound	Total	Inbound	Outbound	Total
ITE LUC 220, Single-Family Detached	2 Units	18.86	0.35	1.05	1.40	1.18	0.70	1.88

Table 2: Trip Generation Summary – Clinic Rezone

Use	Units	Average Daily Trips	AM Peak-Hour Trips			PM Peak-Hour Trips		
			Inbound	Outbound	Total	Inbound	Outbound	Total
ITE LUC 630, Clinic	2,500 SF	94.00	5.57	1.31	6.88	2.77	6.46	9.23
ITE LUC 210, Single-Family Detached (Removed)	-2 Units	-18.86	-0.35	-1.05	-1.40	-1.18	-0.70	-1.88
NEW TRIPS		75.14	5.22	0.26	5.48	1.59	5.76	7.35

Table 3: Trip Generation Summary – General Office Rezone

Use	Units	Average Daily Trips	AM Peak-Hour Trips			PM Peak-Hour Trips		
			Inbound	Outbound	Total	Inbound	Outbound	Total
ITE LUC 710, General Office	8,000 SF	86.72	10.70	1.46	12.16	1.96	9.56	11.52
ITE LUC 210, Single-Family Detached (Removed)	-2 Units	-18.86	-0.35	-1.05	-1.40	-1.18	-0.70	-1.88
NEW TRIPS		67.86	10.35	0.41	10.76	0.78	8.86	9.64

Table 4: Trip Generation Summary – Professional Office Rezone

Use	Units	Average Daily Trips	AM Peak-Hour Trips			PM Peak-Hour Trips		
			Inbound	Outbound	Total	Inbound	Outbound	Total
ITE LUC 712, Small Office Building	8,000 SF	115.12	10.96	2.40	13.36	5.88	11.40	17.28
ITE LUC 210, Single-Family Detached (Removed)	-2 Units	-18.86	-0.35	-1.05	-1.40	-1.18	-0.70	-1.88
NEW TRIPS		96.26	10.61	1.35	11.96	4.70	10.70	15.40

Potential Impacts

The site is anticipated to use the existing access to Bothell Everett Hwy north of 136th Street SE. With the existing c-curbing along the centerline the access will be restricted to right-in/right-out. Therefore, there will be no vehicular traffic from the site directly on 136th Street SE, the primary access for Henry M Jackson High School. The high school schedule is from 7:25 AM to 2:05 PM. Only the AM peak-hour of the school would overlap with the anticipated peak-hours of the rezone uses. The schools typically peak traffic flow lasts only 15-30 minutes.

The highest rezone use would be anticipated to add 12 new AM peak-hour trips and 15 new PM peak-hour trips. This would represent 1 vehicle every 5 minutes in the AM and 1 vehicle every 4 minutes in the PM peak-hours. Therefore, two to three traffic signal cycles would go between each added rezone trip which would not be noticeable amongst the normal day-day variation in trips of 5%. The different potential land uses would add a maximum of 15 trips during the highest PM peak-hour of traffic, this would equate to an increase of 0.5% (15 / 2,895) based on a 2018 count of traffic along Bothell Everett Hwy. The rezone is expected to add a maximum of 96 additional trips during an average 24-hour weekday, which would equate to less than a 0.5% (96 / 21,057) increase to the daily traffic along Bothell Everett Hwy per a WSDOT count located just north of Dumas Road/136th Street SE.

The rezone trip analysis is for the highest potential use of the parcel at this time. Once an application for the site is proposed a detailed analysis for permitting will be completed. Bothell Everett Hwy (SR-527) is a WSDOT facility and WSDOTs typical standard for off-site level of service analysis is 10 directional trips or 25 total PM peak-hour trips. It is anticipated we would not add 10 directional trips to the intersection of Bothell Everett Hwy at 136th Street SE. If analysis were required it would be for the PM peak-hour, the highest hour between 4-6 PM, which is when level of service is measured.

A clinic/office rezone would not create a pedestrian walking demand to and from the high school. There are sidewalks along both Bothell Everett Hwy and 136th Street SE and pedestrian phases/crossings on all approaches of the adjacent signalized intersection.

Attachments

Trip Generation Calculations – Clinic	A1 – A3
Trip Generation Calculations – General Office	A4 – A6
Trip Generation Calculations – Small Office	A7 – A9
Count Data	A10 – A13
SCOPI Parcel Information	A13 – A18

Clinic Use Rezone

13529 Bothell-Everett Highway Rezone
KH #090223149

**Trip Generation for: Weekday
(a.k.a.): Average Weekday Daily Trips (AWDT)**

LAND USES		NET EXTERNAL TRIPS BY TYPE															
		Gross Trips					IN BOTH DIRECTIONS				DIRECTIONAL ASSIGNMENTS						
		ITE LU code	VARIABLE	Trip Rate	% IN	% OUT	In+Out (Total)	% of Gross Trips	Internal Crossover	TOTAL	PASS-BY	DIVERTED LINK	NEW	PASS-BY	DIVERTED LINK	NEW	
Clinic	2.500 KSF	630	37.60	50%	50%	94.00	0%	0.00	94.00	0%	0.00	0%	0.00	0.00	0.00	47.00	47.00
Single-Family Detached	-2 units	210	9.43	50%	50%	-18.86	0%	0.00	-18.86	0%	0.00	0%	0.00	0.00	0.00	-9.43	-9.43
Total						75.14		0.00	75.14		0.00		0.00	0.00	0.00	37.57	37.57

**Trip Generation for: Weekday
(a.k.a.): Average Weekday Daily Trips (AWDT)**

LAND USES		NET EXTERNAL TRIPS BY TYPE														
		Gross Trips					IN BOTH DIRECTIONS				DIRECTIONAL ASSIGNMENTS					
		ITE LU code	VARIABLE	Trip Rate	% IN	% OUT	In+Out (Total)	% of Gross Trips	Internal Crossover	TOTAL	PASS-BY	DIVERTED LINK	NEW	PASS-BY	DIVERTED LINK	NEW
					In+Out (Total)		% of Ext. Trips	In+Out (Total)	% of Ext. Trips	In+Out (Total)	In+Out (Total)	In	Out	In	Out	
General Office	8.000 KSF	710	10.84	50%	50%	86.72	0%	0.00	86.72	0%	0.00	0%	0.00	0.00	0.00	43.36
Single-Family Detached	-2 units	210	9.43	50%	50%	-18.86	0%	0.00	-18.86	0%	0.00	0%	0.00	0.00	0.00	-9.43
Total						67.86		0.00	67.86		0.00		0.00	0.00	0.00	33.93

General Office Use Rezone

13529 Bothell-Everett Highway Rezone
KH #090223149

**Trip Generation for: Weekday, Peak Hour of Adjacent Street Traffic, One Hour between 7 and 9 AM
(a.k.a.): Weekday AM Peak Hour**

LAND USES		NET EXTERNAL TRIPS BY TYPE																
		IN BOTH DIRECTIONS					DIRECTIONAL ASSIGNMENTS											
		TOTAL	PASS-BY		DIVERTED LINK		NEW		PASS-BY		DIVERTED LINK		NEW					
ITE LU code	VARIABLE	Trip Rate	% IN	% OUT	In+Out (Total)	% of Gross Trips	% of Ext. Trips	In+Out (Total)	% of Ext. Trips	In+Out (Total)	% of Ext. Trips	In	Out	In	Out	In	Out	
General Office	8,000 KSF	710	1.52	88%	12%	12.16	0%	0%	0.00	0%	0.00	0%	0.00	0.00	0.00	0.00	10.70	1.46
Single-Family Detached	-2 units	210	0.70	25%	75%	-1.40	0%	0%	0.00	0%	0.00	0%	0.00	0.00	0.00	0.00	-0.35	-1.05
Total						10.76			0.00		10.76		0.00	0.00	0.00	0.00	10.35	0.41

General Office Use Rezone

13529 Bothell-Everett Highway Rezone
KH #090223149

**Trip Generation for: Weekday, Peak Hour of Adjacent Street Traffic, One Hour between 4 and 6 PM
(a.k.a.): Weekday PM Peak Hour**

LAND USES	VARIABLE	ITE LU code	Gross Trips				Internal Crossover			NET EXTERNAL TRIPS BY TYPE										
			Trip Rate	% IN	% OUT	In+Out (Total)	% of Gross Trips	Trips In+Out (Total)	IN BOTH DIRECTIONS		DIRECTIONAL ASSIGNMENTS		DIRECTIONAL ASSIGNMENTS							
									TOTAL	NEW	PASS-BY	DIVERTED LINK	PASS-BY	DIVERTED LINK	NEW					
General Office	8,000 KSF	710	1.44	17%	83%	11.52	0%	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11.52	0.00	0.00	1.96	9.56
Single-Family Detached	-2 units	210	0.94	63%	37%	-1.88	0%	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-1.88	0.00	0.00	-1.18	-0.70
Total						9.64		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9.64	0.00	0.00	0.78	8.86

Small Office Use Rezone

13529 Bothell-Everett Highway Rezone
KH #090223149

**Trip Generation for: Weekday
(a.k.a.): Average Weekday Daily Trips (AWDT)**

LAND USES		NET EXTERNAL TRIPS BY TYPE														
		IN BOTH DIRECTIONS					DIRECTIONAL ASSIGNMENTS									
		TOTAL	PASS-BY		DIVERTED LINK		NEW	PASS-BY		DIVERTED LINK		NEW				
ITE LU code	VARIABLE	Trip Rate	% IN	% OUT	In+Out (Total)	% of Gross Trips	In+Out (Total)	% of Ext. Trips	In+Out (Total)	% of Ext. Trips	In+Out (Total)	In	Out	In	Out	
Small Office Building	8.000 KSF	14.39	50%	50%	115.12	0%	0.00	0%	0.00	0.00	0%	115.12	0.00	0.00	57.56	57.56
Single-Family Detached	-2 units	9.43	50%	50%	-18.86	0%	0.00	0%	0.00	0.00	0%	-18.86	0.00	0.00	-9.43	-9.43
Total					96.26		0.00		0.00	0.00		96.26	0.00	0.00	48.13	48.13

Small Office Use Rezone

13529 Bothell-Everett Highway Rezone
KH #090223149

**Trip Generation for: Weekday, Peak Hour of Adjacent Street Traffic, One Hour between 7 and 9 AM
(a.k.a.): Weekday AM Peak Hour**

LAND USES	VARIABLE	ITE LU code	Gross Trips				Internal Crossover		NET EXTERNAL TRIPS BY TYPE										
			Trip Rate	% IN	% OUT	In+Out (Total)	% of Gross Trips	Trips In+Out (Total)	IN BOTH DIRECTIONS		DIRECTIONAL ASSIGNMENTS		NEW						
									TOTAL	PASS-BY	DIVERTED LINK	NEW	PASS-BY	DIVERTED LINK	NEW				
Small Office Building	8,000 KSF	712	1.67	82%	18%	13.36	0%	0.00	0.00	0.00	0.00	0.00	0.00	0.00	13.36	0.00	0.00	10.96	2.40
Single-Family Detached	-2 units	210	0.70	25%	75%	-1.40	0%	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-1.40	0.00	0.00	-0.35	-1.05
Total						11.96		0.00	0.00	0.00	0.00	0.00	0.00	0.00	11.96	0.00	0.00	10.61	1.35

Small Office Use Rezone

13529 Bothell-Everett Highway Rezone
KH #090223149

**Trip Generation for: Weekday, Peak Hour of Adjacent Street Traffic, One Hour between 4 and 6 PM
(a.k.a.): Weekday PM Peak Hour**

LAND USES	VARIABLE	ITE LU code	Gross Trips				Internal Crossover		NET EXTERNAL TRIPS BY TYPE							
			Trip Rate	% IN	% OUT	In+Out (Total)	% of Gross Trips	Trips In+Out (Total)	IN BOTH DIRECTIONS		DIRECTIONAL ASSIGNMENTS					
									TOTAL	NEW	PASS-BY	DIVERTED LINK	PASS-BY	DIVERTED LINK	NEW	
Small Office Building	8,000 KSF	712	2.16	34%	66%	17.28	0%	0.00	0.00	0.00	0.00	17.28	0.00	0.00	5.88	11.40
Single-Family Detached	-2 units	210	0.94	63%	37%	-1.88	0%	0.00	0.00	0.00	0.00	-1.88	0.00	0.00	-1.18	-0.70
Total						15.40		0.00	0.00	0.00	0.00	15.40	0.00	0.00	4.70	10.70

List View

All DIRs

Report Center

	Record			1			of 1	Goto Record	<input type="text"/>	<input type="button" value="go"/>
Location ID	CS09787				MPO ID					
Type	SPOT				HPMS ID					
On NHS					On HPMS					
LRS ID					LRS Loc Pt.					
SF Group	SFG-02				Route Type					
AF Group	AFG-B2				Route	527				
GF Group	GFG-02				Active	Yes				
Class Dist Grp					Category					
Seas Class Grp	SCG-02									
WIM Group										
QC Group	Short Count - Urban									
Funct'l Class					Milepost	8.37				
Located On	On SR 527, NE/O Dumas Rd Intersection; 136th St SE Intersection									
Loc On Alias										
More Detail										
STATION DATA										

Directions: **2-WAY** **NE** **SW**

AADT								
Year	AADT	DHV-30	K %	D %	PA	BC	Src	
2022	21,057 ³		9	51	20,338 (97%)	719 (3%)		
2021	20,828 ³	1,800	9	51	20,116 (97%)	712 (3%)		
2020	19,901 ³	1,719	9	51	19,221 (97%)	680 (3%)		
2019	23,159	2,001	9	51	22,366 (97%)	793 (3%)		
2018	22,935 ³	2,397	10	53				

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Travel Demand Model										
Model Year	Model AADT	AM PHV	AM PPV	MD PHV	MD PPV	PM PHV	PM PPV	NT PHV	NT PPV	
No Data										

VOLUME COUNT			
Date	Int	Total	
No Data			

VOLUME TREND	
Year	Annual Growth
2022	1%
2021	5%
2020	-14%
2019	1%
2018	1%
2017	1%
2016	3%
2015	7%
2014	2%

List View All DIRs Report Center

Record 12358 of 13173 Goto Record <input type="text"/> <input type="button" value="go"/>			
Location ID	CS12387	MPO ID	
Type	SPOT	HPMS ID	
On NHS		On HPMS	
LRS ID		LRS Loc Pt.	
SF Group	SFG-02	Route Type	
AF Group	AFG-B2	Route	527
GF Group	GFG-02	Active	Yes
Class Dist Grp		Category	
Seas Class Grp	SCG-02		
WIM Group			
QC Group	Short Count - Urban		
Funct'l Class		Milepost	8.37
Located On	On SR 527, SW/O Dumas Rd Intersection; 136th St SE Intersection		
Loc On Alias			
More Detail			
STATION DATA			

Directions: **2-WAY** **NE** **SW**

AADT								
Year	AADT	DHV-30	K %	D %	PA	BC	Src	
2022	27,937 ³		8	53				
2021	27,633	2,332	8	53				
2020	26,402 ³	2,075	8	51				
2019	30,725	2,415	8	51				
2018	31,949 ³	3,000	9	51				

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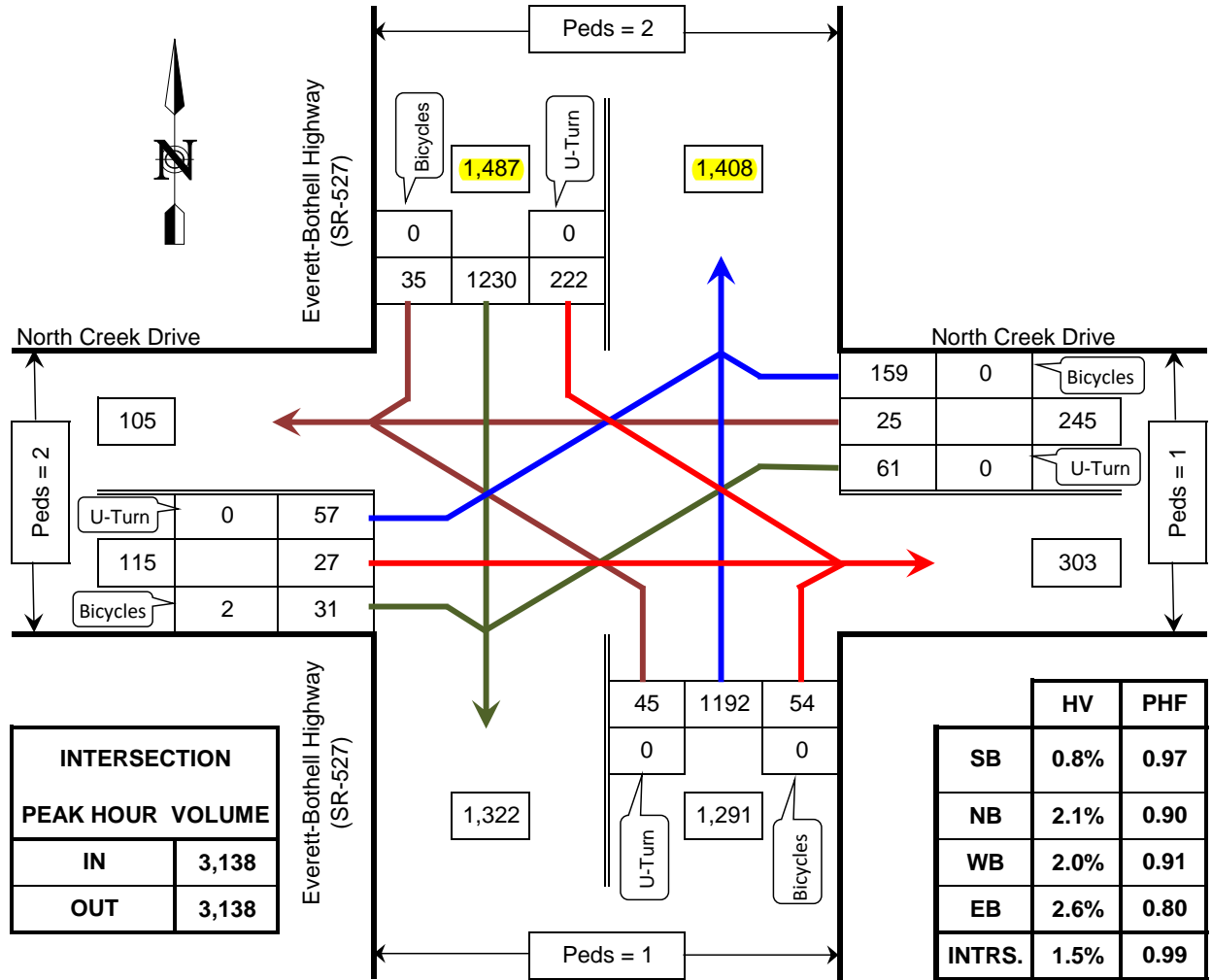
Travel Demand Model										
Model Year	Model AADT	AM PHV	AM PPV	MD PHV	MD PPV	PM PHV	PM PPV	NT PHV	NT PPV	
No Data										

VOLUME COUNT			
Date	Int	Total	
No Data			

VOLUME TREND	
Year	Annual Growth
2022	1%
2021	5%
2020	-14%
2019	-4%
2018	1%
2017	1%
2016	3%
2015	12%
2014	2%

TURNING MOVEMENTS DIAGRAM

4:00 PM - 6:00 PM PEAK HOUR: 4:00 PM TO 5:00 PM



PHF = Peak Hour Factor
HV = Heavy Vehicle

North Creek Drive @ Everett-Bothell Highway (SR-527)

Mill Creek, WA

COUNTED BY: TDG

DATE OF COUNT: Thu. 11/15/18

REDUCTION DATE: Sat. 11/17/18

TIME OF COUNT: 4:00 PM - 6:00 PM

Property Account Summary

8/24/2023

Parcel Number	28053100102400	Property Address	13529 BOTHELL EVERETT HWY , MILL CREEK, WA 98012
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General Information

Property Description	SEC 31 TWP 28 RGE 05 RT-8A-1-) BEG INT N LN N1/2 SW1/4 NE1/4 LY ELY OF PAC HWY & ELY LN PAC HWY TH E ALG N LN 135FT TH S 82FT TH W 165FT M/L TO ELY LN PAC HWY TH NELY ALG ELY LN PACHWY TPB & TGW THPTN DAF BEG AT NE COR OF SW1/4 NE1/4 TH S89*50 29W ALG N LN SD SUB DIST OF 374.91FT TAP WH IS 135FT ELY OF ELY MGN OF EVE-BOTHELL HWY (SR 527) TH S00*09 31E DIST 82FT TH S89*50 29W DIST 26.43FT TPB OFTR HEREIN DESC TH CONT S89*50 29W DIST 141.63FT TH S49*26 47E DIST 68.30FT TH S80*02 07E DIST 18FT TH N85*05 14E DIST 39.65FT TH N36*08 28E DIST 55.13FT TPB LESS RD R/W TO STATE OF WA PER WD REC AFN200012050388
Property Category	Land and Improvements
Status	Active, Locally Assessed
Tax Code Area	00526

Property Characteristics

Use Code	112 2 Single Family Residences
Unit of Measure	Acre(s)
Size (gross)	0.36

Parties

Role	Percent	Name	Address
Taxpayer	100	BEDROSSIAN STEVE PAUL	132 75TH ST SW, EVERETT, WA 98203-4954 United States
Owner	100	BEDROSSIAN STEVEN PAUL	133 171ST PL SE, BOTHELL, WA 98012-9153 United States

Related Properties

No Related Properties Found

Property Values

Value Type	Tax Year 2023	Tax Year 2022	Tax Year 2021	Tax Year 2020	Tax Year 2019
Taxable Value Regular	\$468,600	\$344,700	\$276,500	\$270,000	\$248,400
Exemption Amount Regular					

Market Total	\$468,600	\$344,700	\$276,500	\$270,000	\$248,400
Assessed Value	\$468,600	\$344,700	\$276,500	\$270,000	\$248,400
Market Land	\$467,500	\$327,300	\$260,100	\$255,000	\$233,800
Market Improvement	\$1,100	\$17,400	\$16,400	\$15,000	\$14,600
Personal Property					

Active Exemptions

No Exemptions Found

Events

Effective Date	Entry Date-Time	Type	Remarks
06/06/2007	06/06/2007 08:01:00	The situs address has changed	by sasrrg
02/09/2007	03/13/2007 08:07:00	Owner Terminated	Property Transfer Filing No.: 112404 02/09/2007 by saskng
02/09/2007	03/13/2007 08:07:00	Owner Added	Property Transfer Filing No.: 112404 02/09/2007 by saskng
02/09/2007	03/02/2007 08:44:00	Taxpayer Changed	Property Transfer Filing No.: 112404 02/09/2007 by strjlp
02/09/2007	02/21/2007 15:42:00	Excise Processed	Property Transfer Filing No.: 112404, Statutory Warranty Deed 02/09/2007 by strnls
01/28/2002	02/22/2002 10:59:00	Owner Terminated	Property Transfer Filing No.: 367174 01/28/2002 by saskmo
01/28/2002	02/22/2002 10:59:00	Owner Added	Property Transfer Filing No.: 367174 01/28/2002 by saskmo
01/28/2002	01/31/2002 11:33:00	Excise Processed	Property Transfer Filing No.: 367174, Quit Claim Deed 01/28/2002 by strplv
01/28/2002	01/31/2002 11:33:00	Taxpayer Changed	Property Transfer Filing No.: 367174 01/28/2002 by strplv
04/10/2001	04/10/2001 11:49:00	Property Characteristic Changed	Size changed from 0.39 to 0.36 by sasset
03/24/2001	03/24/2001 09:10:00	Owner Added	Party/Property Relationship by sasmls
03/23/2001	03/24/2001 09:11:00	Owner Terminated	Party/Property Relationship by sasmls
12/13/2000	12/15/2000 16:22:00	Excise Processed	Property Transfer Filing No.: 360161, Statutory Warranty Deed 12/13/2000
12/13/2000	12/15/2000 16:22:00	Taxpayer Changed	Property Transfer Filing No.: 360161 12/13/2000
11/01/2000	12/05/2000 15:42:00	Excise Processed	Property Transfer Filing No.: 260850, Warranty Deed 11/01/2000

Tax Balance

Pay Online

Visit our payment site to make an online payment.

PAY NOW

Pay By Mail

Make Check/Money Order to:

Snohomish County Treasurer

Send to:

Snohomish County Treasurer

3000 Rockefeller Ave

M/S 501

Everett, WA 98201

Installments Payable

Tax Year	Installment	Due Date	Principal	Interest, Penalties and Costs	Total Due	Cumulative Due
2023	2	10/31/2023	\$2,052.26	\$0.00	\$2,052.26	\$2,052.26

[View Detailed Statement](#)

Detailed information about taxes and all other charges displayed above.

[Calculate Future Payoff](#)

Taxes, interest and penalty due on a specific future date.

Distribution of Current Taxes

District	Rate	Amount	Voted Amount	Non-Voted Amount
CENTRAL PUGET SOUND REGIONAL TRANSIT AUT	0.16	\$72.99	\$0.00	\$72.99
CITY OF MILL CREEK	0.62	\$292.73	\$0.00	\$292.73
EVERETT SCHOOL DISTRICT NO 2	3.28	\$1,537.11	\$1,537.11	\$0.00
SNO-ISLE INTERCOUNTY RURAL LIBRARY	0.31	\$145.67	\$0.00	\$145.67
SNOHOMISH COUNTY-CNT	0.48	\$223.73	\$0.00	\$223.73
SOUTH SNOHOMISH COUNTY FIRE & RESCUE RFA	1.08	\$505.20	\$153.54	\$351.66
STATE	2.23	\$1,044.70	\$0.00	\$1,044.70
MILL CREEK CITY WMA		\$212.18	\$0.00	\$212.18
SNOHOMISH CONSERVATION DISTRICT		\$10.04	\$0.00	\$10.04
SOUTH SNOHOMISH COUNTY FIRE & RESCUE RFA		\$60.16	\$0.00	\$60.16
TOTAL	8.16	\$4,104.51	\$1,690.65	\$2,413.86

Pending Property Values

Pending Tax Year	Market Land Value	Market Improvement Value	Market Total Value	Current Use Land Value	Current Use Improvement	Current Use Total Value
2024	\$412,300.00	\$900.00	\$413,200.00	\$0.00	\$0.00	\$0.00

Levy Rate History

Tax Year	Total Levy Rate
2022	8.748939
2021	9.593145
2020	10.894849

Real Property Structures

Description	Type	Year Built	More Information
1 Story	Dwelling	1952	View Detailed Structure Information
1 Story	Dwelling	1952	View Detailed Structure Information

Receipts

Date	Receipt No.	Amount Applied	Amount Due
04/18/2023 00:00:00	12769592	\$2,052.25	\$4,104.51
10/21/2022 00:00:00	12486781	\$1,614.90	\$1,614.90
04/21/2022 00:00:00	12214585	\$1,614.89	\$3,229.79
10/26/2021 00:00:00	11929097	\$1,430.27	\$1,430.27
04/27/2021 00:00:00	11654804	\$1,430.27	\$2,860.54
10/26/2020 00:00:00	11341793	\$1,562.32	\$1,562.32
04/17/2020 00:00:00	11044903	\$1,562.31	\$3,124.63
10/24/2019 00:00:00	10770666	\$1,415.68	\$1,415.68
04/26/2019 00:00:00	10533754	\$1,415.67	\$2,831.35
10/22/2018 00:00:00	10115267	\$1,527.49	\$1,527.49
04/20/2018 00:00:00	9846446	\$1,527.49	\$3,054.98

Sales History

Sale Date	Entry Date	Recording Number	Sale Amount	Excise Number	Deed Type	Transfer Type	Grantor(Seller)	Grantee(Buyer)	Other Parcels
12/13/2000	12/15/2000		\$159,000.00	360161	W	S	KLIMOVICH FYODOR J	KOZOREZOV IVAN & LARISA	No
01/28/2002	01/31/2002		\$0.00	367174	QC	S	KOZOREZOV IVAN A	KOZOREZOVA LARISA V	No
02/09/2007	02/21/2007		\$300,000.00	112404	W	S	KOZOREZOVA LARISA V & IVAN	BEDROSSIAN STEVEN PAUL	No

Property Maps

Neighborhood Code	Township	Range	Section	Quarter	Parcel Map
3312001	28	05	31	NE	View parcel maps for this Township/Range/Section

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Structure Information

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General Description

Parcel Number **28053100102400** (R02)

Structure Class **Dwelling**

Structure Type **1 Story**

Year Built **1952**

Exterior Features

Foundation **Conc or CB**

Exterior **Siding-Lap**

ROOF Type: **Gable** Pitch **Medium** Cover **Composition**

Interior Features

Bedrooms **1**

Full or 3/4 Baths **1** 1/2 Baths **0**

Heat **Electric Baseboard**

Floor Area

Floor **1** Base SF **374** Finished SF **374**

Garage(s), Carport(s) and major outbuilding(s)

None

Other Features



Structure Information

[Close Window](#)

General Description

Parcel Number **28053100102400** (R01)

Structure Class **Dwelling**

Structure Type **1 Story**

Year Built **1952**

Exterior Features

Foundation **Conc or CB**

Exterior **Hardboard**

ROOF Type: **Gable** Pitch **Low** Cover **Clay Tile**

Interior Features

Bedrooms **2**

Full or 3/4 Baths **1** 1/2 Baths **0**

Heat **Electric Baseboard**

Floor Area

Floor **1** Base SF **1084** Finished SF **1084**

Garage(s), Carport(s) and major outbuilding(s)

None

Other Features

