A covenant is required for road approaches accessing an unmaintained right-of-way.

A covenant is required for road approaches to building sites when the accesses crosses an unmaintained county road. See Kitsap County Code Chapter 11.36.060(3).

An unmaintained county road is defined as:

“A road within county right-of-way, which is accessible to the public travel but is not maintained by the county.”

The covenant is a declaration running with the land and for benefit of Kitsap County. The covenant stipulates that maintenance responsibilities for the road rest with all property owners having access to the road. When a covenant is required it must be:

1. Completed by the owner of the property.
2. Reviewed by the Department of Community Development.
3. Signed by the owner.
4. Notarized.
5. Recorded at the Auditor’s Office prior to the issuance of the road approach permit.

A covenant must be reviewed by the Department of Community Development prior to the covenant being recorded.

If a covenant is necessary or you have questions regarding the need for a covenant, please contact Steve Abernathy or Jim Barnard at 360-337-5777.