
Property Line Adjustment Application

#: _____

- A. Applications. In addition to the applicable requirements of The Dalles Municipal Code, Article 3.010: Application Procedures, applications for lot line adjustments shall include a survey map prepared by a licensed surveyor indicating the existing and proposed lot lines.
- B. Review Procedure. Lot line adjustment applications shall be processed as ministerial actions, per the provisions of The Dalles Municipal Code, Section 10.3.020.030: Ministerial Actions.
- C. Review Criteria. A lot line adjustment shall be approved if the following criteria are met:
 - 1. The lot line adjustment shall not result in the creation of an additional unit of land.
 - 2. The lot line adjustment shall not create a nonconforming use, structure or building.
 - 3. Any unit of land reduced in size by the lot line adjustment shall comply with all applicable development district regulations.
 - 4. Any nonconforming development on lots subject to a lot line adjustment shall not have the degree of nonconformity increased as a result of the lot line adjustment.
 - 5. The availability of both public and private utilities and required access shall not be adversely affected by a lot line adjustment.
- D. Conditions of Approval. Approvals shall be subject to the following minimum conditions:
 - 1. Deeds, based on a metes and bounds legal description, for all adjusted lots resulting from the lot line adjustment shall be recorded with the Wasco County Clerk's Office.
 - 2. A certified boundary survey map, if needed, that reflects the approved lot line adjustment shall be filed with Wasco County. Prior to the filing of the survey map with Wasco County, the map shall be reviewed by the City and signed by the Director and the City Engineer.
 - 3. Two copies of the recorded deeds and filed survey map shall be provided to the City following recordation.

Property Information

Existing Square Footage: Parcel #1 _____; Parcel #2 _____; Parcel #3 _____

Proposed Square Footage: Parcel #1 _____; Parcel #2 _____; Parcel #3 _____

Brief Explanation: _____

Signature of Applicant / Property Owner Parcel #1

Signature of Property Owner Parcel #2

Date

Date

NOTE: Attach 4 copies of the preliminary plan, drawn to scale, with dimensions of the proposed parcels, existing buildings, setbacks, and significant land features. Indicate current and proposed parcel numbers on plan.
