



PROPERTY LINE ADJUSTMENT

SUBMIT TO COOS COUNTY PLANNING DEPT. AT 225 N. ADAMS STREET OR MAIL TO: COOS COUNTY PLANNING 250 N. BAXTER, COQUILLE OR 97423. EMAIL PLANNING@CO.COOS.OR.US PHONE: 541-396-7770

FILE NUMBER: PLA 21-046

Date Received: 11/2/21 Receipt #: 228675 Received by: MB
This application shall be filled out electronically. If you need assistance please contact staff. If the fee is not included the application will not be processed. (If payment is received on line a file number is required prior to submittal)

LAND INFORMATION

A. Land Owner(s) Gary Ellis Graham

Mailing address: 410 N. 250 W. Hyde Park, UT 84318
Phone: 336 909 3223 Email: gary.e.graham@gmail.com

Township: 27S Range: 14W Section: 16 1/4 Section: Select 1/16 Section: Select Tax lot:

Tax Account Number(s): 760906 Zone: Select Zone Forest (F)

Acreage Prior to Adjustment: 9.91 Acreage After the Adjustment

B. Land Owner(s) Coos County

Mailing address: 60 E. Second St. Coquille, Oregon
Phone: 541 396 7770 Email: planning@co.coos.or.us

Township: 27S Range: 14W Section: 15 1/4 Section: Select 1/16 Section: Select Tax lot: 600

Tax Account Number(s) 760600 Zone Forest (F)

Acreage Prior to Adjustment: 152.29 Acreage After the Adjustment

C. Surveyor Mike Dado

Mailing Address 250 N. Baxter, Coquille, Oregon 97423

Phone #: 541 396 7585 Email: coosurvey@co.coos.or.us

Any property information may be obtained from a tax statement or can be found on the County Assessor's webpage at the following links: Map Information Or Account Information

Please check off that all the required documents have been submitted with the application. Failure to submit documents will result in an incomplete application or denial.

Purpose of the Property Line Adjustment:

The purpose of the property line adjustment is to gain permanent access to the 9.91 acre lot recently purchased by Gary Ellis Graham. My Graham wishes to purchase a small portion of the adjacent land that contains a logging road. This will allow My Graham to use the logging road to travel from Hemlock lane to his property line.

- A before and after vicinity map locating the proposed line adjustment or elimination in relocation to adjacent subdivisions, partitions, other units of land and roadways.
- A plot plan showing the existing boundary lines of the lots or parcels affected by the line adjustment and the approximate location for the proposed adjustment line. The plot plan needs reflect structures as follows:
 1. Within Farm and Forest at least within 30 feet of the property boundaries.
 2. Within Rural Residential at least 10 feet of the property boundaries.
 3. Within Controlled Development at least within 20 feet of the boundaries.
 4. Within Estuary Zones at least within 10 feet of the boundaries.
 5. Within Commercial and Industrial within 10 feet of the boundaries.

If there is no development within distance listed above the plan needs to indicate not development within the required distance.

- A current property report (less than 6 months old) indicating any taxes, assessment or liens against the property caseemnts, restrictive covenants and rights-of-way, and ownerships of the property. A title report is acceptable. ***This shall be for both properties.*** At the minimum a deed showing the current lien holders, reference to easements, covenants and ownership will be accepted for both properties. A notice will be provided to any lien holder as part of this process.

Please list all Lien Holders names and addresses:

Property 1: None

Property 2:

Please answer the following:

Will the adjustment create an additional Unit of land? Yes No

Does property 1 currently meet the minimum parcel/lot size ? Yes No

Does property 2 currently meet the mimimum parcel/lot size? Yes No

Was property one created through a land division? Yes No

Was property two created through a land division? Yes No

Are there structures on the property? Yes No

If there are structures please provide how far they are in feet from the adjusted boundary line:

Is there a sanitation system on the one or both properties, if so, please indicate the type of system
Yes No
Onsite Septic System Public Sewer

Is property one going to result in less than an acre and contain a dwelling? Yes No

Is property two going to result in less than an acre and contain a dwelling? Yes No

Is one or both properties zoned Exclusive Farm Use or Forest? Yes No

Will the property cross zone boundaries? If so, a variance request will be required. Yes No

Will the property line adjustment change the access point? Yes No

Section 5.0.150 Application Requirements: Applications for development (includes land divisions and relocation of property boundary) or land use actions shall be filled on forms prescribed by the County and shall include sufficient information and evidence necessary to demonstrate compliance with the applicable criteria and standards of this ordinance and be accompanied by the appropriate fee.

It shall be the duty of the Planning Director or his/her authorized representative to enforce the provisions of the Coos County Zoning and Land Development Ordinance pertaining to zoning, land use, the construction, erection, location or enlargement of any structure and land divisions including the relocation of boundary lines within Coos County under the jurisdiction of this Ordinance. Therefore, if any violations of the ordinance are found to exist the application will not be processed unless other resolutions are possible.

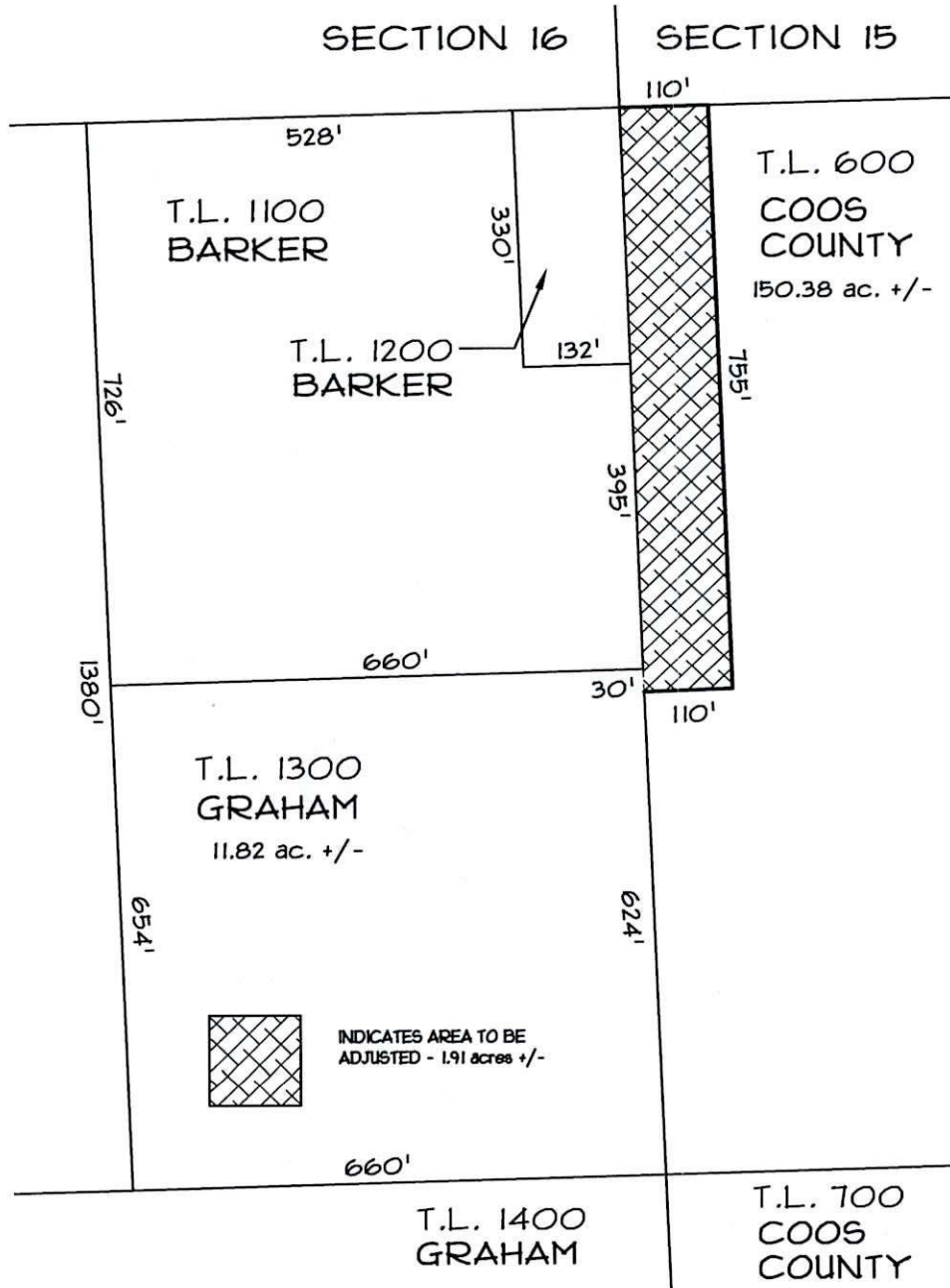
Acknowledgment Statement: I hereby declare that I am the legal owner of record or an agent having consent of the legal owner of record and I am authorized to obtain land use approvals. The statements within this form and submittal information provided are true and correct to the best of my knowledge and belief. I understand that any authorization for land use approval may be revoked if it is determined that it was issued based on false statements, misrepresentation or in error.

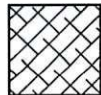
Property Owner



PROPERTY LINE ADJUSTMENT TENTATIVE DRAWING AFTER

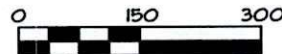
SECTIONS 15 and 16, TOWNSHIP 27 SOUTH, RANGE 14 W.W.M.
COOS COUNTY, OREGON



 INDICATES AREA TO BE ADJUSTED - 1.91 acres +/-

COOS COUNTY SURVEYOR
COOS COUNTY COURTHOUSE
250 N. BAXTER
COQUILLE, OR 97423

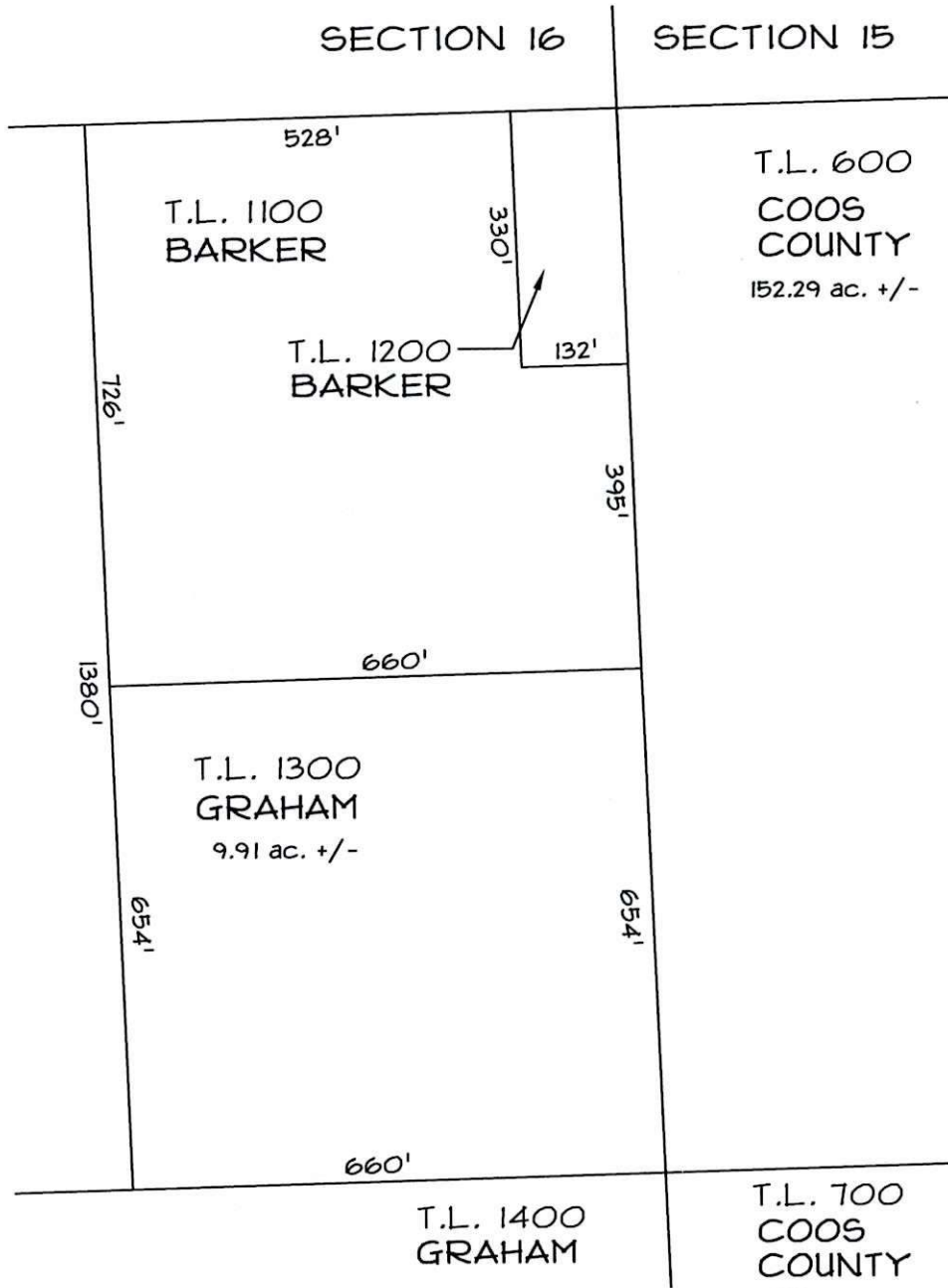
phone: (541) 396-7585
e-mail: coosurvey@co.coos.or.us



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PROPERTY LINE ADJUSTMENT TENTATIVE DRAWING BEFORE

SECTIONS 15 and 16, TOWNSHIP 27 SOUTH, RANGE 14 W.W.M.
COOS COUNTY, OREGON



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