



3. The property being transferred within the boundary line adjustment shall be combined with the benefiting parcel and shall not be a separate parcel, which could be mistaken as a separate and distinct, conveyable tract without proper research.
4. The lots, tracts, or parcels resulting after the boundary line adjustment shall meet all dimensional requirements specified for the applicable zone as outlined in this Title.
5. All lots modified by the boundary line adjustment procedures shall have legal access meeting the standards of the City of Duvall.
6. The boundary line adjustment shall not violate an applicable requirement or condition of a previous land use action, subdivision, short subdivision or binding site plan;
7. All boundary line adjustments shall be recorded surveys consistent with the requirements of Chapter 58.09 RCW and Chapter 332-130 WAC. All lot lines being adjusted shall be surveyed, and newly established lot corners shall be staked.

**B. Required Documents**

**The following information must be submitted with this application.**

1. Master Permit Application
2. The Boundary Line Adjustment permit fee.
3. A vicinity map extending at least 800 feet in each direction from the proposed short subdivision, or further, if necessary, to assist in locating the boundary line adjustment. The vicinity map shall be drawn to scale of one inch equals 800 feet.
4. A Title Insurance Report or Short Plat Certificate obtained no more than 90 days prior to submitting the boundary line adjustment confirming that the title of the lands as described and shown on said plat in the name of all the owners of all affected parcels signing the Boundary Line Adjustment Certificate or instrument of dedication.
5. Letter from the applicant or his/her applicant explaining the reason for requesting the proposed boundary line adjustment.
6. Copy of existing or proposed covenants or restrictions.
7. SEPA Checklist.