

PLYMOUTH PLANNING BOARD

**Application for Approval of a
MINOR LOT LINE ADJUSTMENT or BOUNDARY LINE AGREEMENT**

The undersigned Applicants hereby submit to the Plymouth Planning Board a completed application for the proposed **minor lot line adjustment** or **boundary line agreement** entitled “ _____

_____” located _____ with tax map and parcel numbers ____ - ____ - ____ and ____ - ____ - ____.

The total acreage involved in the boundary line adjustment is _____.

The Applicants certify that all the submission requirements listed in the Subdivision Regulations of the Town of Plymouth have been complied with, unless specifically modified by the Board, and understands that the Board's Subdivision Regulations guide the procedures and conditions for approval. This application must be filed with the Community Planner at least 15 days prior to a regularly scheduled meeting and that once the Board accepts the completed application, the Board has 90 days to approve or disapprove the application, subject to extension or waiver.

I (we) hereby designate _____ as the representative(s) to whom all communication with the Owner(s) may be addressed and the person to whom legal process may be served in connection with any proceeding arising out of the agreement herein.

date of application

signature of Owner

date of application

signature of Owner

Owner's Name: _____

Owner's Address: _____

Owner's Name: _____

Owner's Address: _____

Representative's Name: _____

Representative's Address: _____

Email: _____

SUBMISSION REQUIREMENTS

A completed application must contain the following items:

- An official Application form.
- Completed checklist.
- Copies of updated deeds for recording
- Two paper copies of the proposed final plat as described in the Subdivision Regulations.
- Fifteen 11"x17" reductions of the plat.
- One (1) reproducible mylar copy of the plat shall be submitted subsequent to approval.
- List of abutter names and addresses obtained from Town records not more than five days prior to filing the application; the names and addresses of any holders of conservation, preservation or agricultural preservation restrictions; the names and addresses of professionals who have stamped the plans. **These names must also be submitted on 2 sets of mailing labels.**

- Fees (set by Board of Selectmen):

Application: (\$60) \$ _____

Notification: (from notification list) \$ _____

Advertising: \$ 75.00

Recording processing: (\$9 per sheet) \$ _____

Total fees due to TOWN of PLYMOUTH **\$ _____**

Fees payable to GRAFTON COUNTY REGISTRY OF DEEDS:

(Business or Bank Check, only)

Recording Fee- \$26/sheet of drawing \$ _____

L-CHIP Fee - \$25/plan \$ _____

Fees are subject to adjustment to reflect documents actually recorded, prior to recording.

Application received on: _____ by: _____

Fees received on: _____ by: _____ Amount: _____

CHECKLIST FOR FINAL PLAT
FOR
MINOR LOT LINE ADJUSTMENT (MLLA)
OR
BOUNDARY LINE AGREEMENT (BLA)

(Refer to article IV, section A, part 14 (Final Plat Requirements))

- ___ a. Date, name and location of subdivision, name and address of owner; scale; north arrow; and the total acreage of land to be subdivided.
- ___ b. A key (or location) map showing the relation of the proposed subdivision to existing streets or roads, and other adjacent subdivisions.
- ___ c. Property lines of the entire parcel, rights-of-way lines of proposed or existing streets and easements, and lot lines with accurate dimensions, bearings, or deflection angles, and radii, arc and central angles of all curves. Acreage or square footage of each lot shall be shown. Lots shall be consecutively numbered.
- ___ d. Location and description of all monuments.
- ___ e. The names of abutting property owners and the location of property divisions that intersect with the land proposed for subdivision.
- ___ f. Certification that the applicant is the owner of the land or agent for the owner, or that the owner has given consent under an appropriate agreement.
- ___ g. All existing structures on the property to be subdivided and wells and septic systems on abutting properties within 200 feet of proposed wells and septic systems.
- ___ h. Significant natural features such as woods, wetlands, streams, ponds, ledges, mines, scenic views, parks, public open spaces, etc.
- ___ i. Soil type units as identified by soil series described by National Cooperative Soil Survey Standards or "High Intensity Soil Maps for New Hampshire - Standards and Origins", SSSNNE Special Publication No. 1 as amended and as indicated by test pits.
- ___ j. Flood hazard areas as indicated on National Flood Insurance maps available in the Town Office.
- ___ k. Topographic contours at 5-foot intervals. The Board may modify the topographic detail, depending on the proposed subdivision plan and parcel.
- ___ l. Year-round water courses.
- ___ m. The purpose and acreage of any easement or land reserved, or dedicated to public use shall be designated, and the proposed use of sites other than residential shall be noted.
- ___ n. Final locations of all proposed improvements including roads, drainage, erosion and sediment control structures, wells or water lines, septic systems, utilities, etc.
- ___ o. Final cross-sections, profiles and grades of streets. (Cross-sections at 50 foot intervals plotted at 1"-10' horizontal and vertical unless otherwise approved by the Town Engineer.) Profiles plotted with the same horizontal scale as the plans and a horizontal to vertical scale ratio of 5 to 1 respectively. All data shall be based on a field survey.
- ___ p. Plans and profiles, approved by the Town Engineer, of storm drains, culverts, catch basins, headwalls, and other drainage structures, including the identification of any potential runoff problems and methods to reduce any negative effects, as well as any other utility systems.
- ___ q. If the subdivider is considering offering to the town land included in streets, highways, parks or other public open spaces that will not specifically be reserved by the subdivider, such offers shall be clearly indicated.

- ___ r. An engineer's estimates of the costs of proposed improvements, such as roads, water, sewer lines or septic system utilities, drainage systems, etc.
- ___ s. At least one bench mark shall be established on each section or submission of a subdivision. Said bench mark should be plainly marked in the field and stationed on the final plat with its elevation. Ties to U.S.G.S. bench marks may be required.
- ___ t. Certification of an engineer or surveyor licensed in the State of New Hampshire as to accuracy of plat details, street and drainage plans.
- ___ u. When approval of a plat is required by any officer or body of such a municipality, state or county, approval shall be certified on the plat in appropriate space provided therefore on the plat.
- ___ v. A duplicate copy of all data submitted to the State Water Supply and Pollution Control Division for septic system subdivision approval (where needed) and a copy of their approval and any attached stipulations.
- ___ w. Final state approvals when appropriate from the Department of Public Works and Highways, the Wetlands Board, and any other State or Federal agency.
- ___ x. Any other information or documentation which may be required by the Board.
- ___ y. Indicate any and all declarations of covenants and restrictions as imposed by the developer with reference to their book and page recording number at the Grafton County Registry of Deeds.