



**21.02.030 Lot Line Adjustment Check List**

for project number

COAL 13-00167

Status	Item
✓	Title Report
	Lot line adjustments are limited to 4 or fewer parcels. Conforms to the County's General Plan, Specific Plan, Local Coastal Program, and zoning and building ordinances. Parcel design and minimum lot area. These criteria may be considered satisfied if the resulting parcels maintain a position with respect to said criteria which is equal to or better than such position prior to approval or conditional approval of the lot line adjustment.
✓	The size and scale of the prints shall be the same as those for tentative maps set forth in Section 21.02.044.
0	Record data. All exterior and interior lines shall be shown on the map and shall be identified by course and bearing description, based on survey data, calculated data, or information of record. If a survey is done, any monuments established must be shown on a record of survey filed in accordance with the Land Surveyors Act, Business and Professions Code sections 8700, et seq.
✓	Lot lines. Proposed new lines and lines to be eliminated shall be so identified in written notation or by legend. Lines to be eliminated shall be dashed or otherwise drawn so as to be clearly distinguishable from and subordinate to remaining and new lines.
0	Lot areas. The area of all existing and proposed parcels shall be identified and listed in acres or square feet. TOTAL OF EXIST AND PROPOSED ARE NOT EQUAL (0.0)
0	Existing structures. All existing structures, wells, septic tanks, driveways, and other improvements located on the original parcels shall be accurately located, identified, and drawn to scale. The distance between structures, the distances from existing structures to the boundary lines of the existing and the proposed parcels, and the height of each structure shall be shown. Such distances shall be established by a registered civil engineer's or licensed land surveyor's survey when deemed necessary by the planning department.
0	Streets. The locations, names, county road numbers, and widths of all adjoining and contiguous highways, streets and ways.
0	Easements. The locations, purpose, and width of all existing and proposed easements, streets (with proposed names) and appurtenant utilities.
N/A	Drainage. The approximate location of all watercourses, drainage channels, and existing drainage structures.
N/A	Landforms. The approximate location of other topographic or man-made features, such as bluff tops and ponds.
N/A	Lakes and ocean. Approximate high-water lines in lakes or reservoirs, and the mean high tide line of the ocean.
N/A	Flood hazard. The location of all areas subject to inundation or Stormwater overflow.
0	Property description. A description of the property as well as the assessor's parcel number(s) for the property.
✓	Map information. A north arrow and scale and a vicinity map.
	Verification of parcel legality. The application shall include copies of recorded certificates of compliance or other information to confirm that the parcels to be adjusted are existing legal parcels.
	Statement of explanation. The application shall contain any additional information necessary to explain the request. A statement shall be prepared and submitted by the applicant showing how the proposed lot line adjustment satisfies the criteria that are required by this section.

X = Not Applicable 0 = Requires Compliance ✓ = Complied

Easements per preliminary title report not shown.

COAL 13-0067 SUB 2013-00011

Public Works Dept Referral Response 09/18/2013, Doug Rion

Map Comments

Indicate if dimensions shown on map are measured, record or calculated.

Sum of existing lot areas and proposed lot areas are not equal (5.44  $\neq$  5.43)

Existing structures on 024-301-028 are not shown

County Road numbers, 5063 – Preston Street; 5064 - Pickwick Lane are not shown

Existing easements described in preliminary title report # 4001-4350229 dated 3/22/13 are not shown on the map

Property description of existing lots is not correct. Correct lot numbers and record map reference need to be added to the map and revised in the title block.

Add "Lot Line Adjustment Map" to the map title.

Overall boundary indicated on map indicates APN 024-0301-029 is included however that APN is not listed on the map.