

City of Fair Grove Missouri
P.O. Box 107
Fair Grove, MO 65648

Application Case No. _____
Application Date: _____
Application Fee Deposit: \$500.00

**APPLICATION
PROPERTY LINE ADJUSTMENT**

We, the undersigned, request the City of Fair Grove, Missouri to approve the property line adjustment as described in the attached map to this application, and attest to the truth and correctness of all facts and information for the proposed property line adjustment presented in this application.

First Legal Description of Property (attach additional sheet if necessary)

First Property Owner's Name: _____

If Corporation, Corporate Official and Seal: _____

Mailing Address: _____

Telephone No. _____ Email: _____

Property Owner's Signature(s) _____
(If corporation, signature of Corporate official)

Second Legal Description of Property (attach additional sheet if necessary)

Second Property Owner's Name: _____

If Corporation, Corporate Official and Seal: _____

Mailing Address: _____

Telephone No. _____ Email: _____

Property Owner's Signature(s) _____
(If corporation, signature of Corporate official)

Chapter 410. Subdivision Regulations

Article 111. Administrative Procedures

Section 410.115. Property Line Adjustment.

[Ord. No. 150, 1-23-2018]

- A. The City of Fair Grove has the authority to approve a property line adjustment under the following circumstances:
1. The configuration of the property was created by a court decree or other resulting from testamentary or intestate provisions; or
 2. Upon a finding by the City of Fair Grove that the proposed property line adjustment is in compliance with all other provisions of this Article, the zoning ordinance and other ordinances and regulations of the City of Fair Grove and no substandard tract, parcel or lot will be created, and that the property line adjustment does not cause any private sewer lateral serving any property to cross another property; including any other utility; and
[Ord. No. 168, 11-13-2018]
 - a. The property line adjustment is necessary to settle a property line dispute as determined by the City of Fair Grove; or
 - b. The property line adjustment is necessary to correct an encroachment of a structure on a property line as determined by the City of Fair Grove; or
 - c. The property line adjustment is necessary to meet the minimum requirements of this Article, the zoning ordinance or other applicable ordinances or regulations; or
 - d. The property line adjustment is requested by both adjacent property owners to adjust their common property line provided the adjustment causes no encroachment of either driveway or other structure.

PROPERTY LINE ADJUSTMENT Section 410.115

First legal description - current description of first lot prior to line adjustment.

Second legal description - current description of second lot prior to line adjustment.

Attach these descriptions to Property line adjustment application.

Survey/Plat/Plot

Put legal description of what each lot will be **after** the line adjustment on survey/plat/plot. This is what you will take to have recorded by Greene County Recorder.

Seal and signature of surveyor.

Certificate of Survey and Accuracy - signed by surveyor.

Line for someone from City to sign with date. (Property Line Adjustments are sent to the City Engineer and approved administratively)

Certificate of Ownership & dedication - signed by owner

Acknowledgment - where City Clerk notarizes.

Existing **and** proposed property lines shown on survey.

Name the property line adjustment. (Example: Smiths Property Line Adjustment.)

Include a dwg file for City's mapping files.

Show location of water and sewer access for each lot.

A mylar copy, 2 papery copies and 1 electronic copy required.

These are a few things the City Engineer has pointed out in past Property Line Adjustments that need to be on the submitted engineered survey/plat/plot. It is intended as an aid only and in no form is it intended to be a complete and finale list of what is needed on the engineered survey/plat/plot.