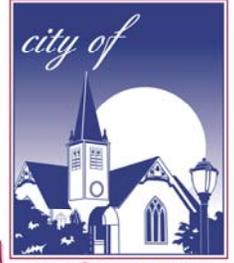


# Supplemental Form: FINAL PLAT: SUBDIVISION AND MINOR PARTITION



**CRESWELL**

**Submittal Requirements:** Complete all supplemental application requirements listed below. Check the appropriate box as you include it in your application packet. A complete application includes a Development Application Form, this Supplemental Form, and **five (5) copies drawn on a sheet not less than 18 inches by 24 inches plus one (1) 8-1/2" x 11" or 11" x 17" scaled reduction of the final plat suitable for reproduction are required for staff review.** Final plats shall be reviewed through a Type I procedure and approved by the City prior to recording with Lane County. The applicant shall submit the final plat within one (1) year of the approval of the preliminary plat as provided by Section 4.3.160.

**Applicant**

**Use** Creswell Code Section 4.3.160

- A. Final plat including all components set forth in Section 4.3.130(B) Preliminary Plat Information.
- B. Narrative Statement including information explaining how all conditions of approval applied to the preliminary plat are met; and how the final plat is consistent with the approval criteria set forth in Section 4.3.160(C).
- C. Current title report issued by a title insurance company in the name of the owner of the land, showing all parties whose consent is necessary.
- D. A copy of any deed restrictions applicable to the land division.
- E. A copy of any dedication requiring separate documents.
- F. Proof that all taxes and assessments on the tract have been paid as provided by ORS Chapter 92.

**Official Use**

- A
- B
- C
- D
- E
- F

**Review of Final Plat.** Review of a final plat for a subdivision or partition is carried out under Type 1 Ministerial application provisions.

## Information on the Review Criteria for Final Plats

When your application is reviewed, staff will check to make sure that all relevant criteria listed in the Creswell Development Code have been met. The following review criteria will then be used in making the final determination regarding the approval of your application.

### A. **Section 4.3.160(C) Approval Criteria.**

1. The final plat is consistent in design (e.g., number, area, dimensions of lots, easements, tracts, right-of-way) with the approved preliminary plat, and all conditions of approval have been satisfied.
2. All public improvements required by the preliminary plat have been installed and approved by the City Engineer or appropriate service provider (e.g., road authority). Alternatively, the developer has provided a performance guarantee in accordance with Section 4.3.180.
3. The streets and roads for public use are dedicated without reservation or restriction other than reversionary rights upon vacation of any such street or road and easements for public utilities.
4. The streets and roads held for private uses have been approved by the City as conforming to the preliminary plat.
5. The plat and deed contain a dedication to the public of all public improvements, including but not limited to streets, public pathways and trails, access reserve strips, parks, sewage disposal storm drainage and water supply systems.
6. The applicant has provided copies of all recorded homeowners association Covenants, Conditions and Restrictions (CC&R's); deed restrictions; private easements and agreements (e.g., for access, common areas, parking, etc.); and other recorded documents pertaining to common improvements recorded and referenced on the plat.
7. The plat complies with the applicable Sections of this Code (i.e., there have been no changes in land use or development resulting in a code violation since preliminary plat approval).
8. Certification by the City or service district, as applicable, that water and sanitary sewer service is available to every lot depicted on the plat; or bond, contract or other assurance has been provided by the subdivider/partitioner to the City that such services will be installed in accordance with Chapter 3.4 - Public Facilities, and the bond requirements of Section 4.3.180. The amount of the bond, contract or other assurance by the subdivider/partitioner shall be determined by a registered professional engineer, subject to review and approval by the City.
9. The plat contains an affidavit by the surveyor who surveyed the land, represented on the plat to the effect the land was correctly surveyed and marked with proper monuments as provided by ORS Chapter 92, indicating the initial point of the survey, and giving the dimensions and kind of such monument and its reference to some corner established by the U.S. Geological Survey, or giving two or more permanent objects for identifying its location.

Updated 5/16/07