



Fee Paid	_____
Date Received	_____
File No.	_____

Pend Oreille County Planning Dept. “Large Lot Segregations (10 acres and Larger)”

P.O. Box 5066 625 West 4th Street Newport, WA 99156 509-447-4821 Fax 509-447-5890
<http://www.pendoreilleco.org>

1. General Information:

- A. This form is used for divisions of land into ten (10) acre parcels or larger.
- B. All lots must have legal access approved by the County. Lots with less than 20 acres must have 60 feet of frontage on a maintained county road.
- C. In lieu of a survey a clean and clear aliquot description may be submitted to the county with this application.
- D. A title report must accompany this application.
- E. This proposal, structures and roads must be in compliance with County building, zoning, development and road regulations.
- F. All Taxes must be paid on the subject properties prior to final approval.

Property Owner(s) _____

Mailing Address _____

City _____ State _____ Zip Code _____

Phone(s) _____ E-mail _____

Physical Address of Proposal _____

Surveyor _____ Phone _____

Mailing Address _____

City _____ State _____ Zip Code _____

Phone(s) _____ E-mail _____

2. Parcel Description:

Parcel No.(s) _____

Property Description _____

3. Description of Proposed Segregation:

4. Property Use:

_____ Residential _____ Commercial _____ Agricultural _____ Other _____ Timber

(Please Specify) _____

What is the property currently zoned? _____

Is the property taxed as open space, timber or agricultural? _____
If so, please check with the Pend Oreille County Assessor (509-447-4312) for more information.

5. Water Supply:

_____ Community Water System

_____ Drilled Well

_____ Water Right Secured

6. Sewage Disposal:

_____ Connection to new or existing public or community sewage system

_____ Individual on-site sewage system for each lot

7. Road Access:

County Road _____ Does an approach exist? _____

If so, when was it installed? _____

State Highway _____ Mile Post _____ Does an approach exist? _____

If so, when was it installed? _____

Private drive, lane, etc. _____

8. Critical Areas:

Are there any critical areas on the site (shorelines, creeks, lakes, wetlands and/or slopes over 40%)

The above information is correct to the best of my knowledge.

Signature(s) _____ Date _____

Note: Please attach a detailed site plan drawn to scale on an 8.5” x 11” sheet of paper. Show the **Existing boundaries** and **Proposed boundaries**. The site plan must include:

- North arrow & scale
- Location of existing drain fields/septic systems
- Property lines and dimensions of tax parcel
- Location and identification of existing and proposed structures
- Location and identification of existing and proposed roads and driveways
- Location of all creeks, streams, ponds, wetlands, lakes or rivers
- Distances from existing and proposed structures to property lines
- Distances from existing and proposed structures to water bodies