The state of the s	Date Received: Fee: \$ Fee Received by: Receipt No.
City of St. Maries "On the Shadowy St. Joe"	
602 College Avenue, St. Maries, Idaho 8	3861

Phone 208-245-2577

OWNER INFORMATION:

on this request.

Fax 245-6579

For City Use Only

APPLICATION FOR VOLUNTARY LOT MERGER

(Please type or print plainly with blue ink)

Name:	Phone:	Fax:	
Street Address:	E-Mail:	E-Mail: Zip:	
City:	State:	Zip:	
Property Address:			

	lersigned certify that I/we are owners of		
St. Maries, Benewah County,	State of Idaho that is legally described	as:	
<u></u>			
	_	-	
. ,	•		
STATEMENT OF PROJECT INT	ENT FOR MAKING APPLICATION:		
Now, therefore, I/we hereby	y request that said lots be merged in	accordance with City of St. Maries	
Municipal Code Title 9, Cha	pter 5, and agree and covenant wit	h the City of St. Maries that upon	
approval of this voluntary lot	merger application, the legally describ	bed real property will be held as one	
parcel and that no portion w	rill be sold separately. This covenant ar	nd agreement will run with all of the	
above described land and wil	l be binding upon ourselves and our su	accessors, heirs, or assignees and will	
continue to be in effect unle	ss released by the City Council for the	City of St. Maries after compliance	
with the city's subdivision reg	ulations		
ATTACH TO THIS APPLICATIO	N:	•	
(A) A current title report	(within 60 days) showing the true lega	al description for the property, proof	
of ownership, any o	ther persons with an ownership or I	property interest in the lots to be	
merged, and any eas	sements of record, including dedicated	d easements for roads, ingress and	
	any other purpose of record.	- - .	
	and any amended plat map showing th	ne parcels to be merged.	
(2) Troopy of the original	and any amenaged blue map attowning a	to barreis to se merbear	

Note: The City has the authority to require any additional information necessary to render a fair decision

We agree to pay the non-refundable application fee for the processing of this lot merger application at the time of the filing of the application. We also agree to pay for all direct costs associated with processing this application including, but not limited to, plan review, postage, and the preparation of any necessary reports and findings. We understand that if we fail to pay these costs on a timely basis, the City may suspend or if deemed appropriate, terminate the processing of this application.

CERTIFICATION OF PROPERTY OWNER:	
Property Owner(s) Signature:	
•	
Signed and dated this day of	0
SIGNATURE MUST BE NOTARIZED	
STATE OF IDAHO)	
County of Benewah) ss.	
On (date) before me, the undersig appeared me to be the person(s) whose name(s) is/are subscribed me that he/she/they executed the same and that by	known or identified to to the written instrument and acknowledged to
person(s), or the entity upon behalf of which the person	
IN WITNESS WHEREOF, I have hereunto set my hand an certificate first above written.	d affixed my official seal the day and year in this
	N. A Daldi da de
	Notary Public in and for Idaho Residing at:
·	Commission expires:
APPLICATION CHECKLIST: (to be completed by Staff)	

APPLI	APPLICATION CHECKLIST: (to be completed by Staff)		
YES	NO	Checked by: Date:	
		Completed Application.	
		Application Fee per most recently adopted Fee Resolution.	
		A current title report (within 60 days) showing the true legal description for the property,	
		proof of ownership, any other persons with an ownership or property interest in the lots	
		to be merged, and any easements of record, including dedicated easements for roads,	
		ingress and egress, utilities or for any other purpose of record.	
		A copy of the original and any amended plat map showing the parcels to be merged.	

CHAPTER 5

LOT MERGERS

SECTION:

9-5-1:

Intent And Purpose

9-5-2:

Applicability

9-5-3:

A.

Application; Fees; Approval

9-5-1: INTENT AND PURPOSE: The purpose of this section and the following sections relating to the voluntary merger of adjoining city lots is to provide a procedure by which two (2) or more contiguous lots or units of land located in the city of St. Maries and owned by the same property owner may be merged into one parcel without replatting. (Ord. 653, 12-11-2006)

9.5-2: APPLICABILITY:

The provisions set forth in this section for the voluntary merger of lots shall be applicable to two (2) or more adjoining lots of land owned by the same owner under the following circumstances:

- 1. The owner of two (2) or more of the adjoining lots voluntarily elects to merge the lots into one parcel; and
- 2. The owner has complied with the filing requirements set forth below; and
 - 3. The city council for the city of St. Maries has determined! it is in the best interest of the city to approve the voluntary lot merger and good cause is found to support the decision; and
 - 4. The lots which are proposed to be voluntarily merged do not contain dedicated easements for roads, ingress and egress, utilities or for any other purpose.

B. Nothing in the provisions relating to merger of lots shall be construed or interpreted to prohibit the sale, lease or financing of such adjoining lots of land, or any of them, where the same have not been merged pursuant to the procedure set forth in this chapter. (Ord 653, 12-11-2006)

9-5-3: APPLICATION; FEES; APPROVAL:

- A. The owner of any two (2) or more adjoining lots or units or parcels of land located in the city of St. Maries which are owned by the same owner, subject to the voluntary lot merger provisions set forth in section 9-5-2 of this chapter, may be merged upon the filing of an application and supporting documents as set forth below:
 - 1. The applicant shall file with the city clerk an application for voluntary lot merger. The form of the application shall be approved by resolution of the city council and shall include all of the requirements necessary for the issuance of the voluntary merger.
 - 2. The land owner shall attach to the application all documents required in the application form, which may include a current title report showing proof of ownership, any other persons with an ownership or property interest in the lots to be merged, and easements of records.
- B. The applicant shall pay an application and processing fee to the city clerk at the time the application is filed, in accordance with a fee schedule to be set by resolution of the city council, and which may be modified from time to time by resolution.
- C. The city council will either approve or deny a completed voluntary lot merger application if the city has determined that it is in the best interest of the city and the lots proposed to be merged do not contain dedicated easements for road, ingress and egress, utilities or for any other purpose. If the application is denied for any of these reasons, the owner will be required to follow the replatting process. (Ord. 653, 12-11-2006)