

LOT LINE ADJUSTMENT

Located in Blocks 3 and 4 of Dwight's Addition to the City of LaGrande,
Union County, Oregon



SCALE: 1"=60'

BASIS OF BEARING

Forward bearing as published by the U.S.C. and G.S. from ~ COLLEGE to ~ VALLEY
Dated 1946.

LEGEND

- Found 5/8 x 30" rebar with plastic cap marked BGB SURVEY MARKER set by Survey number 001-1997.
- Set 5/8 x 30" iron pin with yellow plastic cap marked BGB SURVEY MARKER.
- ◆ Found 5/8 x 30" rebar with plastic cap marked BGB SURVEY MARKER set by Survey number 024-1996.
- Found monument set by Survey number 18-89 (3/4" pipe unless otherwise noted).
- ⊙ Found 5/8 x 30" iron pin with plastic cap marked BGA SURVEY MARKER set by Survey number 91-90.
- ◆ Found 5/8" iron pin with aluminum cap marked Oregon State Highway Department.

Centerline of road

Original lot line of DWIGHT'S ADDITION

APPROVALS

City of LaGrande Community
Development Director/Planner

Approved as a lot line adjustment
this 25 day of October, 2000.

Michael A. Hyde
Michael A. Hyde
Community Development Director/Planner

BAGETT, GRIFFITH & BLACKMAN
2006 Adams Avenue, LaGrande, Oregon
Map of Survey

Lot Line Adjustment
Sited in Dwight's Addition to
The City of LaGrande

SURVEYED FOR Roundy & Donna Plumley

SURVEYED BY GTB

Scale: 1"= 60 FT. Drawn by: GTB

UNION COUNTY SURVEYOR	
Date Received	10/25/00
Date Filed	11/26/00
By	R. Robinson, Deputy
File No.	012-2000

REGISTERED PROFESSIONAL LAND SURVEYOR
<i>Gregory T. Blackman</i>
OREGON JULY 13, 1973 GREGORY T. BLACKMAN 991
Renewal Date: Dec. 31, 2001

REFERENCE MATERIAL

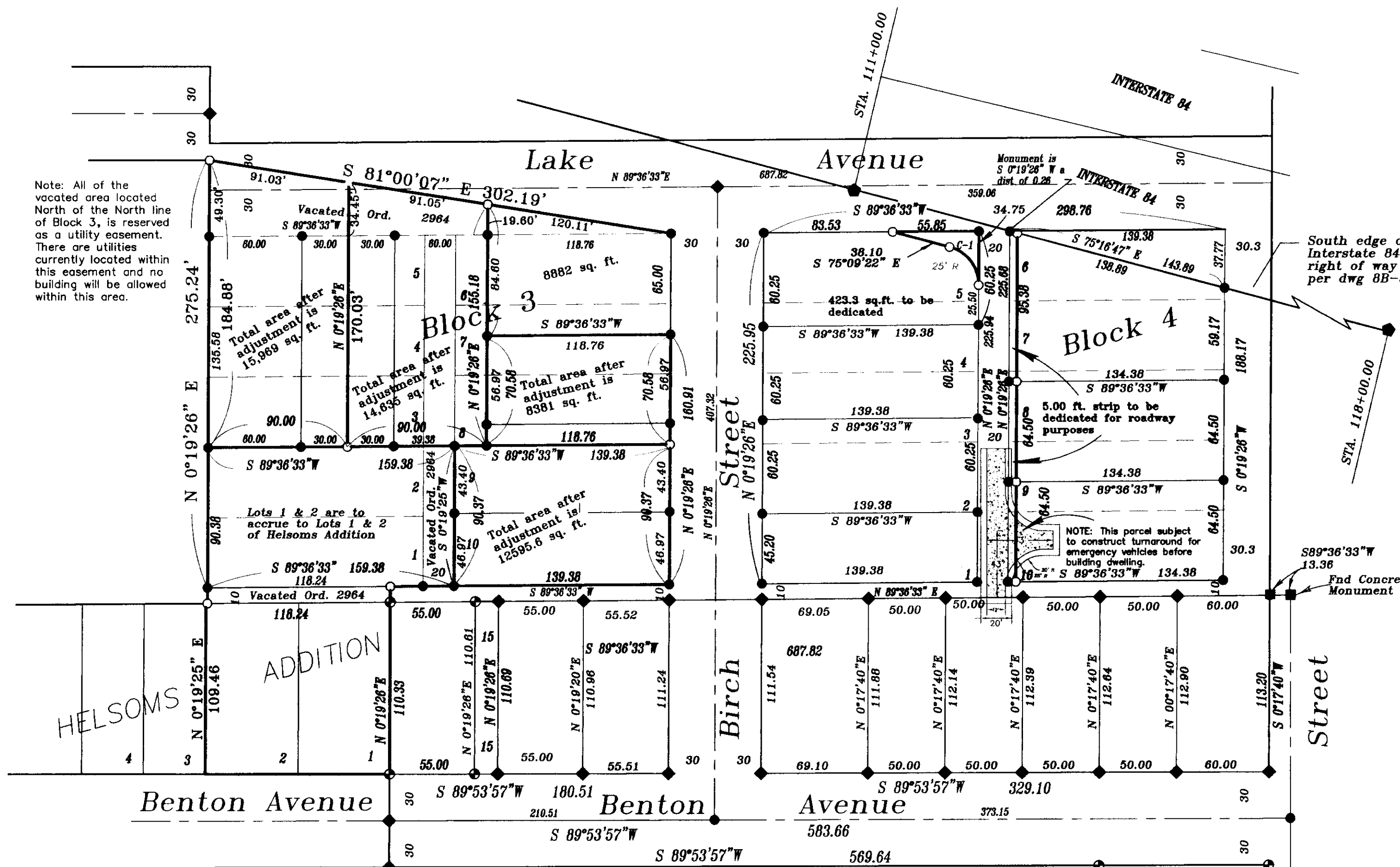
Plat of Dwight's Addition
Plat of Sunnyside Addition
Plat of Helsom's Addition
Survey Number 91-80
Survey Number 3-84
Survey Number 18-89
Survey Number 035-1991
Survey Number 024-1996
Survey Number 001-1997
Minor Partition Plat No. 1996-13
Alley vacation Ordinance 2964 Series
2000, City of La Grande.

CURVE TABLE

C-1 Δ = 75°28'48"
R = 25.00
L = 32.93
LC = 30.98
N 37°24'59"W

NARRATIVE

This survey was ordered by Roundy and Donna Plumley to complete a lot line adjustment within DWIGHT'S ADDITION, La Grande, Oregon. The plumley's directed the adjustments as depicted on the accompanying plat. The entire alley between Lots 1 through 10, Block 3 was vacated and incorporated into the adjustments as shown. A portion of the alley lying adjacent to Lots 1 and 10 was vacated and monumented, and incorporated into Lot 1. A portion of Lake Avenue adjacent to the North line of Block 3 was vacated and this land accrued to the Plumley ownership. There are currently utilities within this Lake Avenue vacation, and the vacated land is to be created as a utility easement, and no construction is to be placed within this vacated strip. It is intended to dedicate a 5.00 foot strip of property along the West line of Lots 6 through 10 of Block 4, as well as a triangular parcel in Lot 5 of Block 4. A previous Lot line adjustment documented by Survey Number 001-1997, was never completed, and this adjustment will take precedent. The La Grande Planning department intends to try to obtain the property to extend Lake Street Easterly to connect to North Depot Street in the future. The Plumley's do not intend to develop the most easterly lots within Block 4, until Lake Street is extended. I find no other problems with this survey.



Note: All of the vacated area located North of the North line of Block 3, is reserved as a utility easement. There are utilities currently located within this easement and no building will be allowed within this area.

South edge of Interstate 84 right of way as per dwg 8B-36-3

NOTE: This parcel subject to construct turnaround for emergency vehicles before building dwelling.