

Request for Boundary Line Adjustment to Align parcel Boundaries

Property: Hawk Drive schedule number 4411000036 (aka Parcel B)
930 Hawk Drive schedule number 4411000037

Owners: Shannon L and Stanley Arnold Stroup

We are formally requesting approval for a boundary line adjustment involving two adjacent parcels of land that we own, Hawk Drive schedule number 4411000036 (aka Parcel B) and 930 Hawk Drive schedule number 4411000037.

The purpose of this adjustment is to address a long-standing usage pattern and ensure appropriate alignment of the parcels.

Currently, one parcel includes a residence, while the adjacent vacant parcel contains the driveway that has served as the primary access to the home for over 50 years. The existing configuration results in a practical and logistical inconsistency, as the driveway is not within the parcel containing the residence. To remedy this, we propose moving the West boundary line of Parcel B 30 feet to the East. This adjustment would simultaneously shift the East boundary of Parcel A 30 feet further east, ensuring the driveway is included within the parcel containing the residence.

This adjustment will:

- Align the parcel boundaries with their historical use and functional layout.
- Eliminate any potential ambiguity regarding property access rights.
- Contribute to the overall clarity of property records and boundaries.

This adjustment will not:

- Create any nonconforming lots.
- Will not adversely affects the public health, safety or welfare.
- Will not result in a change in water supply for either lot.

We believe this adjustment will benefit both the property and the community by ensuring a logical and practical use of the land. We are prepared to provide any necessary documentation, surveys, or additional information required to facilitate your review of this request.

Thank you for considering this matter. We appreciate your time and assistance, and look forward to your guidance on how best to proceed with this adjustment. Please do not hesitate to contact us directly at 303-906-4203 or nuketec@comcast.net if you have any questions or require further details.

Sincerely,
Shannon and Stanley Stroup