



BONNER COUNTY PLANNING DEPARTMENT

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FAMILY EXEMPTION FROM PLATTING

Instructions:

1. Prior to submittal of this application, the applicant is encouraged to discuss the proposal with a staff planner.
2. The following items shall be submitted together with the Family Exemption application:

- A copy of the current deed for the original parcel.
- Draft (unexecuted) deeds or descriptions of the parcels to be created (parcel(s) being sold or given to family member(s) and the remainder parcel).
- A map of the proposed land division showing the dimensions of the parcels, approximate acreage, location and names of all roads or rights-of-ways, any existing trails and any natural hazards (i.e. floodplain, landslide areas, steep slopes, etc.) and the location of all structures. Label according to use. (BCRC 12-621, 12-624, 12-625 and 12-626 (a) & (c))
- A road improvement plan for all new roads. If new public or private roads are proposed, please discuss the road standard requirements with a planner prior to submitting the road improvement plan. (BCRC12-624)
- Proof of adequate potable water supply.
 - Well logs of the area for individual wells.
 - Documentation by Idaho-licensed engineer if new water system.
 - Department of Environmental Quality approval for new public drinking water system.
 - Will-serve letter if it is an existing public water system.

Upon a determination that the application is in compliance, the Planning Department will request the following:

- Original, signed and notarized deeds ready for recording of the parcels which are to be created. (One deed for each parcel(s) being sold or given to family member(s) and one deed for the remainder parcel.)

The deeds shall contain the following:

- The grantee's return address and the accompanying statement, "When recorded mail to:" (add the name and address of the individual(s) who want to receive the recorded document.
- Provide at a minimum a 5-inch wide by 3-inch high space for a Planning Department stamp and a 2-inch by 1½-inch high space for the Recorder's stamp.
- Recording fees made payable to the Bonner County Recorder. The recording fees are \$15.00 per deed up to 30 pages and \$3.00 per page, thereafter.

Do not record the deeds. The deeds will be reviewed for consistency with the draft deeds or parcel descriptions previously submitted. Upon determination that the deeds are consistent, the Planning Director is authorized to affix the notice of land division stamp to the deeds and the deeds will be recorded by planning staff.