



Bonner County Planning Department

"Protecting property rights and enhancing property value"

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BOUNDARY LINE ADJUSTMENT

Boundary line adjustments (BLAs) allow property owners to:

- Adjust the location of property lines between two adjacent unplatted parcels such that land taken from one parcel is added to an adjacent parcel.
- Combine one or more unplatted parcels to create fewer parcels.

Unplatted parcels are properties that have not been platted. A platted property is called a lot, is part of a subdivision, and is recorded in the Book of Plats in the office of the County Recorder. Please see Lot Line Adjustment documentation for information on how to adjust property lines or combine platted lots.

Prior to commencing with a boundary line adjustment, the following **must** be met:

- All parcels must have been legally created, according to Bonner County Code in effect at the time the parcels were created.
- No additional parcels of land may be created.
- All parcels shall meet the zoning standards after the boundary lines have been adjusted. For non-conforming parcels less than the zoning standards, no parcels may be made smaller or less conforming. Therefore adjustments resulting in equal exchanges may be necessary.
- The parcel must retain legal access and/or public right-of-way frontage, depending on the zoning standards.