

Plat Name: Chevy Chase, Section 3

Plat #: 220190010

Location: Located near the northeast quadrant of the intersection of Connecticut Avenue (MD 185) and Bradley Lane.

Master Plan: Bethesda - Chevy Chase Master Plan

Plat Details: R-60 zone; 2 lots

Owner: Marc & Eillen Weller and Barry & Francesca Lasala

Staff recommends approval of this minor subdivision plat pursuant to Section 50.7.1.A. of the Subdivision Regulations; which states:

- A. *Minor lot line adjustment.* The sale or exchange of part of a lot between owners of adjoining lots for the purpose of small adjustments in boundaries, if:
1. the total area of the adjustment is 5 percent or less of the combined area of the lots affected by the adjustment;
 2. additional lots are not created;
 3. the adjusted lot line is approximately parallel with the original lot line or, if it is proposed to intersect with the original line, it does not significantly change the shape of the lots involved;
 4. the owner submits a scaled drawing for review and approval by the Director. The drawing may be a copy of the existing record plat and must contain the following information:
 - a. proposed lot line adjustment as a dashed line;
 - b. any buildings, driveways, or other improvements located within 15 feet of the proposed adjusted lot line;
 - c. any minimum building setback that would be altered by the minor lot line adjustment; and
 - d. the amount of lot area affected by the minor lot line adjustment;
 5. The drawing is approved, revised, or denied by the Director in writing within 10

