TOWNSHIP OF FREMONT

Lapeer Appraisal, Inc.
Nathan D. Hager, Assessor
7469 Clifford Rd
Marlette, MI 48453
Telephone ~ (810) 614-8487 Email: ndhager@yahoo.com

LAND DIVISION APPLICATION

You *MUST* answer all questions ***and*** include all required attachments, or approval cannot be granted. Mail, fax, or email to the *TOWNSHIP* at the above address.

Approval of a division of land is required before it is sold. (Approval of a division is not a determination that the resulting parcels comply with other ordinances for regulations.)

1. LOCATION OF THE PARENT PARCEL to be split:

Address of Road:_____

PARENT PARCEL IDENTIFICATION NUMBER:_____

Parent Parcel Legal Description (attach if too long for space provided):

_____

_____

2. PROPERTY OWNER INFORMATION:

Name:_____
Street Address:_____
City and State:_____Zip Code:_____
Phone: (_____) _____

3. APPLICANT INFORMATION:

Name:_____
Street Address:_____
City and State:_____Zip Code:_____
Phone: (_____) _____

4. PROPOSED DIVISION(S) TO INCLUDE THE FOLLOWING:

A. Number of proposed new parcels_____
B. Each proposed parcel (10 acres or less) has a depth to width ratio not exceeding 4 to 1
C. Each parcel has minimum road frontage of 165 ft (cannot be less than required by the land division ordinance.)
D. Each parcel has an area of 2 ½ acres (cannot be less than required by the land division ordinance.)
E. The division of each parcel provides access as follows: (Check one)

a)_____An existing public road, road name: _____

b)_____A new public road, proposed road name:_____

c)_____A new private road, proposed road name:_____

F. Attach a legal description of any proposed new road.
G. Attach a legal description for each proposed new parcel.

5. FUTURE DIVISIONS being transferred from the parent parcel to another parcel.

Indicate number transferred_____. (Make sure your deed includes both statements as required in Section 109 (3&4) of the Statute.)

6. **ATTACHMENTS** - All of the following attachments ***MUST*** be included. Letter each attachment as shown:

   A. A certified survey for the proposed division(s) of the parent parcel showing :
      (1) Boundaries (as of March 31, 19997)
      (2) All previous divisions made after March 31, 1997 (Indicate when divisions were made or state "none")
      (3) The proposed new division(s)
      (4) Dimensions of the proposed division(s)
      (5) Existing and proposed road/easement right-of-way(s)
      (6) Easement for public utilities from each parcel that is a development site to existing public utility facilities.
      (7) Any existing improvements (buildings, wells, septic system, driveways, etc.)

   B. Tax Certification from Tuscola County Treasurer that all previous taxes have been paid on the parent parcel(s).

   C. Written document stating Public Utility Easements are in place from Detroit Edison and Consumers Power (where applicable).

   D. The application fee.

7. **STATEMENT AND PERMISSION FOR TOWNSHIP OFFICIALS TO ENTER THE PROPERTY FOR INSPECTIONS:**

   I agree the statements made above are true, and if found not to be true, this application and any approval will be void. I hereby give permission for officials of the township to enter the property where this parcel division is proposed for purposes of inspection.

Applicant's Signature_____
(if not property owner)

Property Owner's Signature_____

Date:_____

Land Division Fee is $30.00 for each legal description.
Make checks payable to Fremont Township.
Please include fee with completed application and attachments.