

FREMONT TOWNSHIP
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Fremont Township Land Division Application

You **MUST** answer all questions and include all attachments, or this will be returned to you. Approval of a division of land is required **before** it is sold, when the new parcel is less than 40 acres and not just a property line adjustment (§102(e&f)).

Please submit the **completed** application by mail, place in the Assessor's drop box at the township hall, or by email.

OWNER NAME
ADDRESS
CITY, STATE, ZIP
OWNER PHONE NUMBER:

1. LOCATION OF PARENT PARCEL TO BE SPLIT:

Address: _____, Road Name: _____
Parent parcel number: _____
Legal Description of Parent Parcel (attach extra sheets if needed): _____

Township or Village Name: _____

2. APPLICANT INFORMATION (if not the property owner)

Contact Person's Name: _____
Business Name: _____ Phone: _____
Address: _____ Road Name: _____

City: _____ State: _____ Zip Code _____

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

3. PROPOSAL: Describe the division(s) being proposed:

- A. Number of new Parcels _____
- B. Intended use (residential, commercial, etc.) _____
- C. Each proposed parcel has a depth to width ratio that does not exceed 4 to 1
- D. The division of the parcel provides 165 feet of road frontage to an existing public road for RA, 90 feet for R2, R1 varies (see zoning ordinance): (check applicable one)
- _____ Each new division has frontage on an existing public road.
- _____ A new public road, proposed road name: _____
(Road name can not duplicate an existing road name.)
- _____ A new private road, proposed road name: _____
(Road name can not duplicate an existing road name.)
- _____ A recorded easement (driveway). (Can not service more than two potential sites)

4A. Write here, or attach, a legal description of the proposed new road, easement or shared driveway (attach extra sheets if needed): _____

4B. Write here, or attach, a legal description for each proposed new parcel (attach extra sheets if needed): _____

- 5A. FUTURE DIVISIONS that may be allowed but not included in this application: _____
- 5B. Did the parent parcel have any unallocated divisions under the Land Division Act? _____
- 5C. Were any unallocated divisions transferred to the newly created parcel(s)? _____
- 5D. Which parcel is being designated as the remainder/parent parcel? _____
- 5E. If so how many ("zero," "all," or specific number)? _____
- Identify the other parcel(s) future divisions are transferred to: _____

(See section 109(2) of the Statute. Make sure your deed includes both statements as required in section 190(3) and 109(4) of the Statute.)

6. ATTACHMENTS (all attachments **MUST** be included). Letter each attachment as shown here.

- _____ A. A certified survey of the proposed division(s) of the parent parcel showing:
- (1) boundaries as of March 31, 1997
 - (2) all previous divisions made after March 31, 1997 (indicate when made or none)
 - (3) the proposed new division(s)
 - (4) dimensions of the proposed divisions including the legal description for each new parcel and the remainder parcel
 - (5) existing and proposed road/easement rights-of-way
 - (6) easements for public utilities from each parcel to existing public utility facilities
 - (7) any existing improvements (buildings, wells, septic system, driveways, etc.)
 - (8) any cemetery which is adjacent to, or may have had access through this parcel.
- _____ B. If the division includes a new public or private road; a copy of approval by the County Addressing authority.
- _____ C. A fee of \$30.00 per legal description _____
- _____ D. Land Division Tax Payment Certification Form Signed by County Treasurer

7. IMPROVEMENTS Describe any existing improvements (buildings, well, septic, etc.) which are on the parent parcel, or indicate none (attach extra sheets if needed): _____

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8. AFFIDAVIT and permission for county and state 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. Further, I agree to comply with the conditions and regulations provided with this parent parcel division. Further, I agree to give permission for officials of the County and the State of Michigan to enter the property where this parcel division is proposed for purposes of inspection to verify the information on the application is correct. Finally, I understand this is only a parcel division which conveys only certain rights under the a municipal land division ordinance ,and the Michigan Land Division Act (formerly the Subdivision Control Act, P.A.288 of 1967, as amended (particularly by P.A. 591 of 1996), MCL 560.101 *et. seq.*), is not a representation or determination the resulting parcels comply with other ordinances or regulations, and does not include any representation or conveyance of rights in any other statute, building code, zoning ordinance, deed restriction or other property rights.

Further, I understand the municipality granting approval of this division(s) resulting in less than 1 acre in size is not liable if a building permit is not issued for the parcel due to non-approvable on-site water or on-site sewage disposal. Checking with the District Health Department for septic and water is the landowner's responsibility.

Finally even if this division is approved, I understand zoning, local ordinances and State Acts change from time to time, and if changed the divisions made here must comply with the new requirements (apply for division approval again) unless deeds, land contracts, leases or surveys representing the approved divisions are recorded with the Register of Deeds or the division is built upon before the changes to laws are made.

Property Owner's Signature _____ Date: _____
DO NOT WRITE BELOW THIS LINE:

Reviewer's Action

TOTAL \$ _ _ _ _

_____ **Approved:** Conditions, if any:

_____ **Denied:** Reasons (cite §):

Signature and Date:

[county form January 25, 2018: FORMLTR\PARCELSP.APP]

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