

Land Division Application

VILLAGE OF GRASS LAKE
119 N. Lake St., P.O. Box 737
Grass Lake, MI 49240

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

Property Owner Name: _____

Address: _____

City: _____ St: _____ Zip: _____

Home Phone: _____ Work Phone: _____

Application Number: _____

Survey Job Number: _____

Attachments _____
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This form is designed to comply with applicable local zoning, land division ordinances and s/s 109 of 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.

1. LOCATION of parent parcel to be split:

Address# _____ Road Name: _____ Nearest

Nearest Crossroad: _____

Parent Parcel Number: _____ - _____ - _____ - _____ - _____ - _____

Legal Description of Parent Parcel (attach extra sheets if needed): _____

2. APPLICANT Information: (If applicant is other than owner.)

Contact Name: _____ Phone: (____) _____ - _____

Business Name: _____

Address: _____

City: _____ St.: _____ Zip: _____

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

A. Number of new Parcels _____

B. Intended Use (residential, commercial, etc.) _____

C. The division of the parcel provides access to an existing public road by:

_____ # of new parcels which will have driveway access to an existing public road.

_____ # of new parcels served by new public road named: _____

_____ # of new parcels served by proposed private road named: _____

_____ # of new parcels served by recorded easement access (driveway). (Cannot service more than one potential site.)

3A. Attach, a legal description of any proposed new road, easement or driveway:

3B. Attach a legal description for each proposed new parcel in the division and the remaining parcel.

4A. FUTURE DIVISIONS that might be allowed but not included in this application? _____

4B. The number of future divisions being transferred from the parent parcel to another parcel? _____

Identify the other parcel: _____ (See section 109(2) of the Statute. Make sure your deed includes both statements as required in section 109(3) and 109(4) of the Statute.)

7. ATTACHMENTS (all attachments must be included).

_____ A. 1). A parcel map, sealed by a professional surveyor at a scale of 1" = 200' of proposed division(s) of parent parcel;

OR, 2.) A parcel map/drawing drawn to scale of 1" = 200' of proposed division(s) of parent parcel and the 45 day time limit is waived: Signature: _____

THE PARCEL MAP MUST SHOW:

- (1) Current Boundaries (as of March 31, 1997), and
- (2) all previous division made after March 31, 1997 (indicate when made, or, none), and
- (3) the proposed division(s), and
- (4) dimensions of the proposed divisions, and
- (5) existing and proposed road/easement rights-of-way, and
- (6) easements for public utilities from each parcel to existing public utility facilities, and
- (7) any existing improvements (buildings, wells, septic systems, driveways, etc.), and

_____ B. A copy of any transferred division rights (s/s 109(4) of the Act) in the parent parcel.

_____ C. A fee of \$ _____ per

8. APPROVAL CONDITIONS

Approval of this land division does not preclude the completion of additional necessary requirements for the use of divided parcels as "buildable" parcels. Thus, the following must be obtained before a building permit can be issued:

- A. A zoning compliance permit, issued in accordance with the Village of Grass Lake Zoning Ordinances;
- B. Final approval of a public or private road (if applicable).
- C. Receipt, or, a completed application and proof of payment of fees for connection of water and sewer. Where water and sewer are not available, a permit from the Jackson County Health Department for water and septic disposal must be provided.
- D. Any other approvals required by local, County or State statutes when applicable, (i.e. Soil and Sedimentation Control Permits, DEQ Wetlands determination, etc.).

9. AFFIDAVIT and permission for municipal, county and state officials to enter the property for inspection:

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 municipality, county and the State of Michigan to enter the property where this parcel division is proposed for purposes of inspection to verification that the information on the application is correct at a time mutually agreed with the applicant. Further, I understand this is only a parcel division which conveys only certain rights under the applicable local land division ordinance, the local zoning ordinance, and the State Land Division Act (formerly the Subdivision Control Act, PA. 288 of 1967, as amended (particularly by PA. 591 of 1996), MCL 560.101 et.seq.), and does not include any representations or conveyance of rights in any other statute, building code, zoning ordinance, deed restrictions or other property rights.

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.

Also, I will be responsible for taxes due on the parent parcel for the year this division occurs.

PROPERTY OWNER OR AGENT'S SIGNATURE: _____ DATE: _____

DO NOT WRITE BELOW THIS LINE

Zoning Administrator's Review: ___ Approved: Conditions, if any: _____
___ Denied: Reasons according to P.A. 591 of 1996 _____

Signature: _____ Date: _____

Number of Divisions Allowed by statute _____	Number of Divisions requested _____
Number of Divisions Transferred _____	Number of Divisions Remaining _____

Application Number: _____
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