

TUSCARORA TOWNSHIP
Parcel Division Application

You **MUST** answer all questions and include all attachments or this application will be returned to you.

Please return to: Eric A. Jacobson
 PO Box 220
 Indian River, Mi. 49749

Approval of a division of land is required before it is sold when the new parcels are less than 40 acres. Please indicate below where you want this form sent after the review is complete.

This form is designed to comply with local zoning and land division ordinances and P.A. 591 of 1996.

Parcel Code No. of Parent Parcel: _____
Legal Description: _____

Property Owner Information:

Name: _____ Phone: _____
Address: _____
City: _____ State: _____ Zip: _____

Applicant Information (if not property owner):

Contact Person: _____ Phone: _____
Business Name: _____
Address: _____
City: _____ State: _____ Zip: _____

Proposal Describe proposed division(s).

Number of new parcels: _____
Intended use (Residential, Commercial, Etc.): _____

The division of the parcel provide access to existing public road by:(check one)

- _____ Each new division has frontage on existing public road
_____ A new public road, proposed road name: _____
_____ A new private road, proposed road name: _____
_____ A recorded easement (driveway)(Cannot service more than 2 sites)

Attach a legal description of proposed new road, easement, or shared driveway.
Attach a legal description of each proposed new parcel.

Future Divisions being reserved? _____ For whom: _____
See section 109(2) of the statute. Make sure your deed includes both statements as required in section 109(3) and 109(4).

Development Site limits: Check each item that represents a condition which exists on parent parcel.

- _____ Any part of parcel includes a wetland.
_____ Any part of parcel has waterfront.
_____ Any part of parcel in a flood plain.
_____ Any part of parcel has slopes more than 25%.

Attachments (All attachments **MUST** be included):

- A. Map drawn to scale of proposed division(s) of parent parcel showing the following:
 - 1) Current boundaries(as of March 31, 1997).
 - 2) All previous divisions made after March 31, 1997
 - 3) The proposed divisions
 - 4) The dimensions of the proposed divisions
 - 5) Existing and proposed roads, easements, right of ways
 - 6) Proposed and existing utility easements
 - 7) Any existing improvements (building, well, septic, driveways, etc.)
 - 8) Any of the features checked in question 6
- B. A soil evaluation or septic system permit for each proposed parcel or each parcel is serviced by a public sewer system.
- C. An evaluation or approval for a well or each parcel is serviced by a public water system.
- D. Indication or approval from the County Road Commission, MDOT or city/village street engineer for each new proposed road, easement or shared driveway.
- E. A copy of any reserved division rights(109(4))of the act in the parent parcel.
- F. A fee of \$ _____
- G. Other: _____

Improvements: Describe any existing improvements(Buildings, wells, septic, etc.) which are on the parent parcel, or indicate none.

Affidavit and permission for municipal, county and state officials to enter 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 municipality, county and state to enter the property where the parcel division is proposed for purposes of inspection. Finally, I understand this is only a parcel division which conveys only certain rights under the applicable local land division ordinance and the State 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.) and does not include any representation or conveyance of rights in any other statute, building code, zoning ordinance, deed restriction 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 representing the approved divisions are recorded with the Register of Deeds or the division is built upon before the changes to the law are made.

Applicants Signature: _____ Date: _____
and
Property Owner signature: _____

DO NOT WRITE BELOW THIS LINE:

Reviewers action:

____ Approved: Conditions if any _____

____ Denied: Reasons _____

Signature: _____ Date: _____