

HADLEY TOWNSHIP PARCEL DIVISION APPLICATION

4293 Pratt Road – P.O. BOX 227

Hadley, MI 48440

Email: supervisor@hadleytownship.org

Fax: 810-797-6026

Ph: 810-797-2117

Please answer all questions and include all attachments. Bring or mail to Hadley Township at the above address.

Approval of a division of land is required before it is sold, when a new parcel is less than 40 acres and not just a property line adjustment (Sec 102 e & f)
This form is designed to comply with Sec. 108 and 109 of the Michigan Land Division Act (formerly the subdivision control act P.A. 288 of 1967 as amended particularly by PA 591 of 1996 and PA 87 of 1997, MCL 560.101 et.seq.)
 (Approval of a division is not a determination that the resulting parcels comply with other ordinance or regulations)

1. APPLICANT INFORMATION

Name:		
Address:		
City:	State:	Zip:
Phone:	Email:	

2. PROPERTY OWNER INFORMATION

Name:		
Address:		
City:	State:	Zip:
Phone:	Email:	

3. PROPERTY LOCATION

Address of Parent to be split:	Road Name:
Parent Parcel Number	
Parent Parcel Legal Description (DESCRIBE OR ATTACH):	

4. DIVISION INFORMATION

Number of new parcels:	Intended use (residential/commercial etc.)		
Each proposed parcel has depth to width ratio of 4 to 1 or _____ to _____ as provided by ordinance.			
Size of Parent Parcel after Split- <u>not less than required by the ordinance.</u>	Width:	Depth:	Area:
Size of Proposed Split- <u>not less than required by the ordinance.</u>	Width	Depth:	Area:
The division of each parcel provides access as follows: (check one)			
<input type="checkbox"/> Each new division has frontage on an existing public road. Road name: _____			
<input type="checkbox"/> A new public road, proposed road name: _____			
<input type="checkbox"/> A new private road, proposed road name: _____			
Describe or attach a legal description of proposed new road, easement or shared driveway: _____			

Describe or attach a legal description for proposed new parcel: _____			

5. FUTURE DIVISIONS

Indicate number of divisions being transferred from the parent parcel to another parcel:
<i>(See section 109 (2) of the Statute. Make sure your deed includes both statements as required in 109 (3&4) of the Statute.)</i>

6. DEVELOPMENT SITE LIMITS

Check all that represent a condition which exists on the parent parcel:

- Waterfront property (river, lake, pond, etc.)
- Includes wetlands
- Is within a flood plain
- Includes a beach
- Is on muck soils or soils known to have severe limitation for on-site sewage system

7. REQUIRED ATTACHMENTS

All the following attachments **MUST** be included. Letter each attachment as shown:

- A. A scale drawing for the proposed division(s) of the parent parcel showing:
 - 1. Current boundaries (as of March 31, 1997), and
 - 2. All previous divisions 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 right-of-way(s), and
 - 6. Easements for public utilities from each parcel that is a development site to existing public utility facilities, and
 - 7. Any existing improvements (buildings, wells, septic system, driveways, etc.), and
 - 8. Any of the features checked in question number 6.
- B. Indication of approval, or permit from the appropriate county road commission, Michigan Department of Transportation or respective city/village street administrator, that a proposed easement provides vehicular access to an existing road or street meets applicable location standards.
- C. A copy of any reserved division rights. (sec 109 (2) of the act) in the parent parcel.
- D. A fee of \$ _____.

8. IMPROVEMENTS

Describe any existing improvements (buildings, well, septic, etc., which are on the parent parcel or indicate none.)

9. ADDRESSING OF ALL PARCELS IS REQUIRED. CONTACT THE TOWNSHIP OFFICES FOR THIS PROCEDURE

10. ACKNOWLEDGEMENT

The undersigned acknowledges that any approval of the within application is not a determination that the resulting parcels comply with other applicable ordinances, rules or regulations which may control the use or development of the parcels. It is also understood that ordinances, laws and regulations are subject to change and that any approved parcel division is subject to such changes that may occur before the recording of the division or the development of the parcels.

Property Owner's Signature: _____ Date: _____

FOR OFFICE USE ONLY

Reviewer's Action: Total Fee \$ _____ Check # _____ Receipt # _____
Signature: _____ Application Completed Date: _____
Approval Date: _____ Denial Date: _____ Reasons For Denial: _____