

China Township

4560 Indian Trail \* China Township, MI 48054 \* (810) 765-1145

REQUEST FOR LAND DIVISION/COMBINATION

Application Fee: \$150.00

\*Applicant MUST Provide A Survey\*

Applicant/Owner Name: \_\_\_\_\_ Parcel #: 74-13

Applicant/Owner Mailing Address: \_\_\_\_\_

Signature of Applicant: \_\_\_\_\_ Date: \_\_\_\_\_

Municipality Review

Zoning Compliance for Intended Use (depth x width, acreage, access) \_\_\_\_\_ Yes \_\_\_\_\_ No

Zoning Adm Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Land Division Compliance \_\_\_\_\_ Yes \_\_\_\_\_ No

Assessor Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Land Management Review for Compliance of P.A. 591 of 1997 (Land Division Act of 1997)

> must provide a survey or drawing to scale with dimensions at time of review Ref #: \_\_\_\_\_

Parent Parcel Tax Number (s): 74-13-

Total Acreage of Parcels: \_\_\_\_\_ # of Available Splits: \_\_\_\_\_

\_\_\_\_\_ Platted Parcel Existing Divisions on Parcel: \_\_\_\_\_  
Requested Divisions: \_\_\_\_\_

\_\_\_\_\_ Tract of Land Existing Divisions on Parcel: \_\_\_\_\_  
Requested Divisions: \_\_\_\_\_

\_\_\_\_\_ New Taxable Parcel Being Created Requesting # of Divisions: \_\_\_\_\_

\_\_\_\_\_ Combination/Adjustment of Property Lines

\_\_\_\_\_ Owner Note: \_\_\_\_\_

\_\_\_\_\_ Delinquent Taxes

Reviewer Signature: \_\_\_\_\_ Date: \_\_\_\_\_

\_\_\_\_\_ Approved \_\_\_\_\_ Disapproved w/notes

Notes: \_\_\_\_\_

The above review is for the compliance of P.A. 591 only.

Review and approval of property splits/combinations by the Municipality is still required.

\*\*\*\* THIS REVIEW EXPIRES AFTER A PERIOD OF ONE YEAR \*\*\*\*

MCL 560.109 Municipality shall approve/disapprove proposed division within 45 days after filing completed application of the proposed division with assessor or other municipality designated official.

Municipality Review and Approval

- \_\_\_\_\_ Adequate and accurate legal descriptions (must be provided & attached)
- \_\_\_\_\_ Accessibility. Driveway or existing easement provides vehicular access to existing roads/streets
- \_\_\_\_\_ Public utility Easements (gas, electricity, water, sewer, telephone)
- \_\_\_\_\_ Taxes current (responsibility of municipality)
- \_\_\_\_\_ Allocated values by parcel (attached)

\_\_\_\_\_ Approved \_\_\_\_\_ Disapproved

Notes: \_\_\_\_\_

Planning Commission

Chairperson Signature: \_\_\_\_\_ Date: \_\_\_\_\_

> The above signature authorizes for new parcel splits/combinations to be added to roll

## Charter Township of China Land Division/Combination

All land split applications are given to the China Township Planning Commission for consideration. The Commission meets the third Thursday of each month if necessary. All paperwork must be submitted two weeks prior to the meeting in order to be placed on the Agenda

Attachments must include:

St. Clair County Road Commission, 21 Airport Drive, St. Clair, MI 48079-1404, PERMITS DEPARTMENT, (810) 364-5720 or [permits@stclaircounty.org](mailto:permits@stclaircounty.org) FAX (810) 966-2548 website <http://www.sccrc-roads.org/>

Detroit Edison, Right of Way Department, (586) 412-4760, FAX (586) 412-3037

AT&T, Right of Way Department, 54 Mill St. P.O. Box 30, Pontiac MI 48342, (248) 456-0860, FAX (248) 972-0001 or Sue Sampier at (248) 456-0361 or [ss479@att.com](mailto:ss479@att.com)

SEMCO Energy, Right of Way Department, 1411 third Street Suite A, Port Huron MI 48060, Patrick Hurd, Engineer (810) 887-3041 FAX (810) 887-4233 email [Patrick.hurd@semcoenergy.com](mailto:Patrick.hurd@semcoenergy.com)

Comcast, Construction Division, Lake Huron Construction Division, 25626 Telegraph, Southfield, MI 48032. Construction Department Jeff Dobies (248) 809-2722 or email [jeff\\_dobies@cable.comcast.com](mailto:jeff_dobies@cable.comcast.com), FAX (248) 809-2721.

An existing survey of the property must be included showing the splits, any existing improvements (buildings, well, septic system, driveway), etc. Also to be submitted new legal description and survey for each new parcel created and legal description for any parent parcel remaining.

**AFFIDAVIT**: 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 give permission for officials of the municipality, county, and state of Michigan to enter property where this parcel division is proposed for purposes of inspection to verify that the information on the application is correct at a time mutually agreed with the applicant. 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 9 formerly the Subdivision Control Act P.A. 288 of 1967 as amended (particularly by P.A. 491 of 1996) MCL 560.101 ct.seq) and does not include any representation of conveyance of rights in other statues, building codes, 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 division(s) made here must comply with the new requirements (apply for division approval again) unless the land split has been properly recorded and new parcel identification numbers have been issued.

Property Owner Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**NOTE: ALL TAXES & ASSESSMENTS MUST BE CURRENT PRIOR TO APPROVAL OF LAND DIVISION**