

# CLIMAX TOWNSHIP

## LAND DIVISION APPLICATION

Questions and applications to: Assessor Ben Brousseau

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**ALL QUESTIONS MUST BE ANSWERED AND ALL ATTACHMENTS INCLUDED FOR PROCESSING OF THIS APPLICATION.** THIS FORM IS DESIGNED TO COMPLY WITH APPLICABLE ZONING, LAND DIVISION ORDINANCES AND PA 591 OF 1996 AND PA 87 OF 1997.

**IN THE BOX LISTED BELOW, PRINT WHERE YOU WANT THIS FORM SENT WHEN COMPLETE**

_____	NAME
_____	ADDRESS
_____	CITY, STATE, ZIP

\$\_\_\_\_\_ **APPLICATION FEE** – THE FEE IS \$200.00 FOR THE INITIAL SPLIT (CREATE ONE NEW PARCEL AND A REMAINDER) AND \$50.00 FOR EACH ADDITIONAL PARCEL CREATED. FEE IS NON-REFUNDABLE FOR VOID OR DENIED APPLICATIONS. CHECK PAYABLE TO CLIMAX TOWNSHIP.

**OFFICE USE ONLY, PLEASE DO NOT MARK IN BOXES BELOW.**

PARCEL ID#(S) _____	
# OF SPLITS ALLOWED BY STATUTE _____	
# OF SPLITS REQUESTED BY APPLICANT _____	
_____ <b>APPROVED:</b> CONDITIONS, IF ANY _____	
_____	
_____ <b>DENIED:</b> REASONS _____	
_____	
_____ SIGNATURE – ZONING OFFICAL	_____ DATE
_____ SIGNATURE – TOWNSHIP ASSESSOR	_____ DATE
_____ SIGNATURE – TOWNSHIP TREASURER	_____ DATE

1. PARCEL ID# OF PARENT PARCEL TO BE SPLIT:

DOES OWNER OWN ANY PARCELS OF PROPERTY CONTIGUOUS TO THE PARENT TRACT BEING SPLIT? **YES** OR **NO**.. IF YES, LIST PARCEL ID#'S OF CONTIGUOUS PROPERTIES:

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2. IS ANY OF THE PROPERTY ENROLLED IN A PA 116 PROGRAM WITH THE STATE OF MICHIGAN?

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TOTAL ACREAGE OF PARENT TRACT AND ALL CONTIGUOUS PROPERTY:\_\_\_\_\_

*STATE LAW NOW DEFINES THE PARENT PARCEL AS ALL CONTIGUOUS PARCELS UNDER THE SAME OWNERSHIP AS OF MARCH 31, 1997. THE ACREAGE USED TO DEVELOP THE AMOUNT OF DIVISIONS A PROPERTY OWNER IS ENTITLED TO IS BASED ON THE TOTAL ACREAGE OF THE ENTIRE PARENT TRACT. THE REMAINING PARENT TRACT ALWAYS COUNTS AS A NEW PARCEL FOR APPLICATION FEE PURPOSES, BUT ONLY COUNTS AGAINST YOUR NUMBER OF STATE ENTITLED DIVISIONS THE FIRST TIME A SPLIT OCCURS UNDER PA 591.*

3. PROPERTY OWNER INFORMATION:

NAME:\_\_\_\_\_

ADDRESS:\_\_\_\_\_

PHONE: (\_\_\_\_)-\_\_\_\_-\_\_\_\_ EMAIL:\_\_\_\_\_

4. ATTACHMENTS: (ALL ATTACHMENTS **MUST** BE INCLUDED FOR APPLICATION TO BE PROCESSED). LETTER EACH ATTACHMENT AS SHOWN HERE. LABEL EACH LEGAL DESCRIPTION TO CORRESPOND WITH SURVEY.
- A. A SURVEY OR MAP/DRAWING OF PARENT PARCEL DRAWN TO A SCALE OF 1"=20', 1"=50', 1"=100', 1"=200', 1"=400', OR 1"=1000'. THE SCALE USED SHALL BEST REPRESENT THE PROPERTY AND IMPROVEMENTS. IF A MAP/DRAWING IS SUBMITTED THE FORTY-FIVE (45) DAY TIME LIMIT IS WAVED. THE ZONING ADMINISTRATOR MAY REFUSE ANY MAP/DRAWING.

THE SURVEY WILL INCLUDE THE FOLLOWING:

1. THE LABELED PROPOSED DIVISIONS.
  2. DIMENSIONS AND ACREAGE OF THE PROPOSED DIVISIONS.
  3. SCALED LOCATION OF ANY IMPROVEMENTS (BUILDINGS, WELLS, SEPTIC SYSTEMS, ETC.).
- B. A LEGAL DESCRIPTION FOR THE ENTIRE PARENT TRACT, THE NEWLY CREATED REMAINING PARENT TRACT, AND ALL OTHER NEWLY CREATED PARCELS. ALL THE DESCRIPTIONS FOR THE NEWLY CREATED PARCELS WILL BE LABELED TO CORRESPOND WITH THE SURVEY.

5. **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 AGREE TO GIVE PERMISSION FOR OFFICIALS OF THE MUNICIPALITY, COUNTY AND THE STATE OF MICHIGAN TO ENTER THE PROPERTY WHERE THIS PARCEL DIVISION IS REQUESTED FOR PURPOSES OF INSPECTION TO VERIFY THAT THE INFORMATION ON THE APPLICATION IS CORRECT AT A TIME MUTUALLY AGREED WITH THE APPLICANT. 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 AND DOES NOT INCLUDE ANY REPRESENTATION OR CONVEYANCE OF RIGHTS IN ANY OTHER STATUTE, BUILDING CODE, ZONING ORDINANCE, DEED RESTRICTION OR OTHER PROPERTY RIGHTS. TOWNSHIP LAND DIVISION APPROVAL IN NO WAY GUARANTEES THE ISSUANCE OF A BUILDING PERMIT. I REALIZE THAT THE OWNER SPLITTING THE ORIGINAL PROPERTY CAN ASSIGN FUTURE DIVISIONS REMAINING TO SPECIFIC PARCELS. IF NO LOCATION OF THESE “LEFTOVER” SPLITS IS DESIGNATED THEY ARE AUTOMATICALLY ASSIGNED TO THE REMAINING PARENT PARCEL CREATED [SEE SECTION 109(2) OF THE STATUTE. MAKE SURE YOUR DEEDS INCLUDE BOTH STATEMENTS AS REQUIRED IN SECTION 109(3) AND 109(4) OF THE STATUTE]. I ALSO REALIZE THAT TAXES MUST BE PAID IN FULL ON THE PARENT PARCEL FOR THE DEEDS TO BE RECORDED AND THE SPLIT TO BE PROCESSED AT THE COUNTY LEVEL AND THAT I MUST SUPPLY RECORDED OR UNRECORDED DOCUMENTS TO THE TOWNSHIP TO FINALIZE THE DIVISION.

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**PROPERTY OWNER'S SIGNATURE**

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**DATE**