



# Charter Township of Caledonia

8196 Broadmoor Ave SE  
Caledonia, MI 49316  
(616) 891-0070 FAX (616) 891-0430

## LAND DIVISION APPLICATION

This form is designed to comply with land division ordinances, and section 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).

The Michigan Land Division Act (MCL 560.101 et.seq.) requires approval of all land divisions before they are sold.

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

Property Address (If it exists)	
Permanent parcel number	41-23-( ) – ( ) – ( )

Legal description (attach sheets if necessary)

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Date of last land division if done within last 10 years.

### 2. PROPERTY OWNER INFORMATION:

Name \_\_\_\_\_ Phone: ( ) \_\_\_\_\_

Address \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

### 3. DESCRIPTION OF PROPOSAL:

Intended Division	Answer Required
Number of new parcels (Including parent parcel)	
Intended use (residential, commercial, etc.)	
Method of access to a public road:	
Each division has access to a public road	Yes No (Circle One)
If this is a new private road or easement (include name)	

**4. FUTURE DIVISIONS**

For Parent Parcel & Proposed Parcel	Answer Required
Are there future divisions that might be allowed but not included in this application? If yes, explain	
The number of future divisions being transferred from the parent parcel to each new parcel.	
(See section 109 [2] of the statute. Make sure that your deed includes both statements as required in sections 109(3) and (4).)	

**5. ATTACHMENTS (All attachments required or application will be denied.)**

**A. A survey, sealed by a professional surveyor, of the proposed divisions of the parent parcel. This survey must show:**

- 1) Current boundaries (as of 3/31/97)
- 2) Other divisions made after 3/31/97
- 3) The proposed division(s) *including legal descriptions for each new parcel*
- 4) Dimensions of the proposed divisions
- 5) Existing and proposed easements, roads and/or rights-of-way
- 6) Easements for public utilities from each existing and proposed parcel
- 7) Any existing improvements (buildings, wells, septic systems, etc.)

**B. An indication of approval from either MDOT or the Road Commission for any proposed new road, easement or shared driveway.**

**6. IMPROVEMENTS**

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


**7. AFFIDAVIT AND PERMISSION FOR TOWNSHIP, COUNTY OR STATE OFFICIALS TO ENTER THE 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 the State of Michigan to enter the 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, the local zoning 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 the State Acts change from time to time, and if changed the divisions made here must comply with the new requirements (re-apply for the division 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.*

\_\_\_\_\_

Property Owners SignatureDate

**The deed describing the new parcels must be recorded at Kent County Register of Deeds within 60 days of approval. If the deed is not recorded, this land division approval is null and void.**

**For office use only**

Parent Parcel ID# \_\_\_\_\_ Property Address \_\_\_\_\_

Reviewed By:	Date	Approved	Denied	Reasons or Conditions
<b>Laura Stob</b> <i>Assessor-for # of splits allowed per State Land Division Act</i>				
<b>Lois Dekens</b> <i>Zoning Administrator-for area &amp; width allowed, accessibility &amp; depth to width ratio per local zoning ordinance</i>				

# LAND DIVISION APPLICATION CHECKLIST

*(ALL ITEMS MUST BE INCLUDED FOR YOUR APPLICATION TO BE CONSIDERED)*

- A survey sealed by a professional surveyor, of the proposed divisions of the parent parcel. This survey must show:**
  - Current boundaries (as of 3/31/97)
  - Other divisions made after 3/31/97
  - The proposed division(s) **including legal descriptions for each new parcel**
  - Dimensions of the proposed divisions
  - Existing and proposed easements, roads and/or rights-of-way
  - Easements for public utilities from each existing and proposed parcel
  - Any existing improvements (buildings, wells, septic systems, etc.)
- Application Fee per Township Resolution;**

<i>Number of new parcels (including parent parcel)</i>	<i>Application Fee</i>
1-4	100.00
5	125.00
6	150.00
7	175.00
8	200.00
9	225.00
10	250.00
11	275.00
12	300.00
13	325.00
14	350.00
15	375.00
16	400.00
17	425.00
18	450.00
19	475.00
20	500.00
Each new parcel over 20	Additional 25.00