



Charter Township of Chesterfield
Land Division and Parcel Combination Application
47275 Sugarbush Rd Chesterfield, MI 48047

If you have questions regarding this process, please call the Assessing Department at 586-949-0400 ext. 8 and ext. 5. Applicants **MUST** answer all questions and include all attachments, or this will be returned to you.

Approval of a division of land is required before it is sold when a resulting parcel is less than 40 acres and not just a property line adjustment. (sec. 102 e & f)

This form is designed to comply with Sections 108 & 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 and P.A. 87 of 1997) MCL 560 et. seq. and Chapter 58, Article IX, Being Sec. 58-81 of Twp. of Chesterfield Municipal Code.

Approval of a land division is not a determination that the resulting parcels comply with other ordinances or regulations.

Location of Parent Parcel(s) - Address or Road: _____

Parent Parcel(s) No: Parcel 1: 15-09-_____ - _____ - _____

Property Owner Information

Name: _____ Phone No: _____

Owner Email: _____

Address: _____

Street

City

State

Zip

For combination requests please fill out the above information and sign and date at the bottom of page 2 only.

1. PROPOSED DIVISIONS TO INCLUDE THE FOLLOWING:

- a) Fee Paid _____
- b) Site Plan Pending? _____
- c) Deed Restrictions on any parcel? _____
- d) Number of Parcels before _____ and after _____
- e) Intended use (residential, commercial, etc.): _____

- f) Each proposed parcel if 10 acres or less has a depth-to-width ratio of no greater than 3 to 1: (circle one) Yes No
- g) Each parcel has a width of _____ (not less than required by Ordinance)
- h) Each parcel has an area of _____ (not less than required by Ordinance)
- i) The division of each parcel provides access as follows: (check one)
 - I. Each new division has frontage on an existing public or private road.
 - II. A new public road. Proposed road name: _____

Parent Parcel(s) No: 15-09-____ - ____ - ____

2. FUTURE DIVISIONS BEING TRANSFERRED: From the parent parcel to a child parcel. Indicate the number of transfers.

(see section 109(2) of Statute. Make sure your deed includes both statements as required in 109(3&4) of the Statute.

Attachments must accompany this document before approval will begin.

- a) Survey showing area, parcel lines, legal descriptions, public utilities, easements, encroachments, bearings and dimensions, structures, and accessibility of each resulting parcel, signed and sealed by **a registered engineer or land surveyor.**
- b) Indication of approval, or permit from Macomb County Road Commission and legal description of any proposed road.
- c) A copy of any reserved division rights (sec. 109(4) of the act) in the parent parcel.
- d) A fee of \$300.00 is to be paid when all attachments are on file. **This fee is for split review by various departments and does not guarantee the split being approved.**
- e) 5. A copy of the receipt of taxes paid.

3. IMPROVEMENTS: Describe any existing improvements such as building, well, septic, etc. which are on each proposed split parcel.

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 the conditions and regulations provided with this parent parcel division. I also agree to give permission for officials of Chesterfield Township, County of Macomb, State of Michigan to enter the property where this parcel division is proposed for purpose of inspection. I understand this is only a parcel division that conveys 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. 87 of 1997) MCL560.101 et. seq.) and does not include any representative conveyance of rights in any other statute, building code, zoning ordinance, deed restrictions or other property rights. Finally, even if this division is approved, I understand local ordinances and State Acts change from time to time, and if changed the divisions must comply with the new requirements and agree to 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 laws are made.

Property Owner's Signature: _____ Date: _____

Printed Name & Title: _____

List All of the Existing Parcels/Addresses involved in the Application – Use an additional sheet if necessary

Parcel 1: 15-09-_____ - _____ - _____ Property Address: _____

Parcel 2: 15-09-_____ - _____ - _____ Property Address: _____

Parcel 3: 15-09-_____ - _____ - _____ Property Address: _____

*To request a **new** address an **“Individual Address Application”** must be submitted to the Assessing Department in addition to this application. Please remit **\$15.00** for each individual address. Cash or check payable to **“Chesterfield Township Treasurer”**.

FOR OFFICE USE ONLY: Reviewer’s action: _____ Total Fee & \$ 300.00 + \$15.00 for each individual address requested, multi-parcel site/subdivision lots not to exceed \$2,000.00.

The township in approving a proposed division resulting in a parcel less than one acre in size, and its officers and employees are not liable if a permit is not issued for the parcel for the reasons set forth in sec 6 and its subparts of article ix.

FOR CHESTERFIELD TOWNSHIP STAFF USE ONLY: Per MCL 560.109, approval or disapproval is required within 45 days of application. If your signature is not received within 45 days, Assessing will assume there is no objection from your Department and that the application is approved.

ASSESSING Comments:	sign _____ Approved / Denied Date: _____
BUILDING Comments:	sign _____ Approved / Denied Date: _____
PLANNING Comments:	sign _____ Approved / Denied Date: _____
ENGINEERING/DPW Comments:	sign _____ Approved / Denied Date: _____
TREASURER Comments:	sign _____ Approved / Denied Date: _____
Special Assessment? _____ Amount: _____	
CONTINGENCIES:	

Completed application Date:

Approval Date:

Denial Date:

Reason for denial: