

**TORCH LAKE TOWNSHIP
ANTRIM COUNTY, MICHIGAN**

LAND DIVISION APPLICATION # LDA-06- _____

You **MUST** answer all questions and include all attachments or this will be returned to you.

Bring or mail to: Torch Lake Township Assessor, PO Box 713, Eastport, MI. 49627.

Approval of a division of land is required before it is sold, when the new parcel is less than 40 acres and not just a property line adjustment (S102 (e & f)).

1. LOCATION of parent parcel to be split:

Address: _____ Parent parcel number: 05-14-_____-_____-_____

Legal description of parent parcel: _____

2. PROPERTY OWNER information:

Name: _____ Address: _____

City: _____ St: _____ Zip Code: _____ Phone: (_____) _____ - _____

3. APPLICANT information (if not the property owner):

(this address will receive the approval/denial of this application)

Name: _____ Address: _____

City: _____ St: _____ Zip Code: _____ Phone: (_____) _____ - _____

4. PROPOSAL: Describe the division(s) being proposed:

A. Number of new parcels: _____

B. Depth to width ratio (must not exceed 4:1): _____

C. The division of the parcel must provide access to an existing public road by: (check one)

___ Each new division has frontage on an existing public road.

___ A new public road, proposed road name: _____
(name can not duplicate an existing road name.)

___ A new private road, proposed road name:
(name cannot duplicate an existing road name.)

___ A recorded easement (driveway).

D. Write here, or attach a legal description of the proposed new road, easement or shared driveway:

E. Write here, or attach a legal description for each proposed parcel: _____

5. **FUTURE DIVISIONS:** being reserved? _____ For whom? _____
(see section 109(2) of Statute. Make sure your deed includes both statements as required in section 109(3) and 109(4) of the Statute.)

6. **ATTACHMENTS:** (all attachments must be included).

___ A. Map(s), drawn to scale, of the proposed division(s) of the parent parcel showing:

- (1) current boundaries (as of March 31, 1997)
- (2) all previous divisions made after March 31, 1997
- (3) the proposed division(s)
- (4) dimensions of the proposed division(s)
- (5) existing and proposed road/easement right-of-way(s)
- (6) easements for public utilities
- (7) any existing improvements (building, wells, septic systems, driveways, etc.)
- (8) easements for public utilities from the site to existing public utilities
("development parcel" only)

___ B. A soil evaluation or septic system permit for each proposed parcel prepared by the District Health department. An evaluation or indication that approval will occur, or a well permit for potable water for each proposed parcel prepared by the District Health Department. (required for issuing of a building permit if new parcel is less than one acre in size)

___ C. An indication of approval or permit from the Antrim County Road Commission and or MDOT, for each proposed new road, easement or shared driveway.

___ D. Proof of all due and payable taxes or installments of special assessments pertaining to this land are paid in full.

___ E. Other (please list) _____

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

8. **AFFIDAVIT** and permission for municipal, county and 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 land division application. Further, I agree to give permission for officials of Torch Lake Township, Antrim County and the State of Michigan to enter the property where this land division is proposed for purposes of inspection. Finally, I understand this is only a land division, which conveys only certain rights under the State Land Division Act (formerly the Subdivision Control Act, P.A. 288 of 1967, as amended (particularly by P.A. 591 of 1996, as amended), 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 state acts change from time to time, and if changed the divisions made here must comply with the new requirements (apply for division approval again) unless deeds representing the approved divisions are recorded with the Register of Deed or the division is built upon before the changes to laws are made.

Applicant's Signature _____ Date _____

Property Owner's Signature _____ Date _____

DO NOT WRITE BELOW THIS LINE

Reviewer's action

_____ Approved: Approval of a division is not a determination that the resulting parcels comply with other ordinances or regulations. Conditions, if any: _____

_____ Denied: Reasons: _____

SIGNATURE OF APPROVING OFFICIALS

Township Zoning Administrator _____ Date _____

Township Assessor _____ Date _____