

TOWNSHIP OF BESSEMER, MICHIGAN

LAND DIVISION APPLICATION

The Township of Bessemer, Gogebic County, Michigan recommends that a division of land (i.e., a parcel of land less than forty (40) acres in size, which is not located fully within a recorded subdivision) be approved BEFORE that division is created through sale or transfer.

PROPERTY OWNER'S NAME: _____

STREET ADDRESS: _____

CITY, STATE, ZIP CODE: _____

=====

1. **APPLICANT** (if different than the property owner)

NAME: _____ PHONE: (____) _____

BUSINESS NAME: _____

STREET ADDRESS: _____

CITY: _____ STATE: _____ ZIP CODE: _____

2. **PARENT PARCEL OR TRACT**

(Two or more commonly owned contiguous tax parcels are considered a single parent tract)

a) The parcel or tract is located on _____
(Street Name)

b) Nearest to the following crossroad: _____
(Street Name)

c) Attach legal description of parent parcel/tract.

d) Property I.D. number of parent parcel / tract(s): _____

3. **DIVISIONS**

a) Number of divisions _____. (This number should include the remainder of the parent parcel / tract if it is less than forty (40) acres in size.

b) Attach legal description of each **new** parcel.

c) Intended use _____ (residential, commercial, industrial, etc)

d) Type of access the parcels will have: (Check one)

PUBLIC ROAD

PRIVATE EASEMENT FOR INGRESS & EGRESS (attach legal description)

e) Easements for public utilities (only if one or more parcels do not front on public road): (Check one)

EACH PARCEL WILL FRONT ON A PUBLIC ROAD

AN EASEMENT WILL PROVIDED FOR UTILITIES (attach legal)

4. **RIGHTS TO MAKE FURTHER DIVISIONS**

“Effective March 31, 1997, the Land Division Act provided each parent parcel a limited number of divisions. You may transfer one or more of these rights to a parcel created from the parent parcel.

- a) What is the total number of right(s) you intend to transfer to the owner(s) of the new parcel(s)?
_____.
- b) How many rights do you intend to retain? _____.

5. **PARCEL MAP** (You must provide a survey sketch of parcel map drawn to scale.)
THE SURVEY SKETCH OR MAP MUST SHOW THE FOLLOWING:

- (1) BOUNDRY OF PARENT PARCEL /TRACT AS ESTABLISHED MARCH 31, 1997.
- (2) DIVISIONS CREATED SUBSEQUENT TO MARCH 31, 1997.
- (3) THE PROPOSED DIVISIONS.
- (4) DEMENSIONS AND LAND SIZE (I.E., ACREAGE) OF ALL PARCELS.
- (5) EXISTING AND PROPOSED ACCESS EASEMENTS(S).
- (6) EXISTING AND PROPOSED PUBLIC UTILITY EASEMENT(S).

6. **AFFIDAVIT**

I agree that the statements made above are true, and if found not to be true, this application and any approval will be void. I agree to comply with the conditions and regulation provided with this division of the parent parcel. Further, I agree to give permission for officials of the Township of Bessemer, Gogebic County, Michigan to enter the property where the parcel division is proposed for purposes of inspection and 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 of the State Land Division Act, P.A. 288 of 1967, as amended by P.A. 591 of 1996 and P.A. of 1997.

Even if this division is approved, State laws change from time to time, and if changed, the divisions made here must comply with the latest requirements unless deeds, land contracts, leases or surveys representing the approved divisions are recorded with the Register of Deeds Office for Gogebic County, Michigan, or the division is built upon before the changes to the law is made.

Applicant’s Signature: _____ Date: _____

IN COMPLIANCE WITH SECTION 109(1) OF THE LAND DIVISION ACT, THE TOWNSHIP WILL APPROVE OR DISAPPROVE THIS APPLICATION WITHIN 45 DAYS OF ITS SUBMITTAL TO THE ASSESSOR’S OFFICE.

ASSESSOR’S OFFICE USE ONLY BELOW THE BOLD BLACK LINES

MINIMUM WIDTH AND AREA REQUIREMENTS OF THE PROPOSED PARCELS.

PARCEL IS ZONED: _____

MINIMUM FRONTAGE: _____ MINIMUM AREA: _____

VERIFIED BY: _____ DATE: _____

TITLE: _____

This proposal had been reviewed for its compliance with the Land Division Act (i.e., P.A. 591 of 1996, as amended by P.a. Act 97 of 1997, and has been

APPROVED

DISAPPROVED

FEE: \$ _____

BY THE UNDERSIGNED.

COMMENTS: _____

Assessor's Signature: _____ Date: _____

THIS REVIEW IS FOR PURPOSES OF THE LAND DIVISION ACT ONLY. YOU MUST CONSULT WITH THE TOWNSHIP'S ZONING ADMINISTRATOR (PHONE: 906-667-0423) IN ORDER TO DETERMINE YOUR PROPOSAL'S COMFORMITY TO THE LOCAL ZONING ORDINANCE.