

# BRIDGEHAMPTON TOWNSHIP

491 North Ruth Road (Hall Location)  
P.O. Box 83 (Mailing Address)

## LAND DIVISION APPLICATION

Approval of land division(s) is required if any resulting parcel will be less than 40 acres in size. The proposed land division(s) can not create more resulting parcels than the number allowed by the Land Division Act for the parent parcel-of-record, which existed on March 31, 1997. **All questions must be answered.** *All attachments must be included, and all applicable fees paid BEFORE approval* will be granted. (Enter N/A where the questions does not apply.)

Parcel #-76-030-\_\_\_\_\_

### PROPERTY OWNER:

### APPLICANT: (if not owner)

Name\_\_\_\_\_

Name\_\_\_\_\_

Address\_\_\_\_\_

Address\_\_\_\_\_

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

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

Telephone Number\_\_\_\_\_

Telephone Number\_\_\_\_\_

1. **MAP:** Attach a Survey and Legal Description(s) from a Professional Surveyor licensed in the State of Michigan, showing each tentative resultant parcel including:
  - a. An accurate legal description for ALL resulting parcel(s), and
  - b. Area of each resulting parcel, and
  - c. Proposed property lines with approximate dimensions, and
  - d. Public utility easements to each resulting parcel, and
  - e. Road accessibility for each resulting parcel, and
  - f. Number of remaining unallocated divisions being transferred to each resulting parcel (this may be provided by applicant or owner), and
  - g. All structures (including dimensions), and
  - h. Distances showing existing and proposed: (1) front yard setback (to road) from dwelling(s), (2) nearest side yard setback (to property line) for each structure, and (3) rear yard setback (to property line) for each structure.
  
2. **ZONING & LAND USE ORDINANCE(S):** Resulting parcel(s) must comply with all township/village zoning & land use ordinances. Zoning Administrator must sign to verify compliance of the following:
  - a. Resulting parcel(s) depth to width ratio is not greater than 4 to 1. Yes/No (Circle One)
  - b. Resulting parcel(s) width at road complies with ordinance. Yes/No (Circle One)
  - c. Resulting parcel(s) total area complies with ordinance. Yes/No (Circle One)
  
3. **ACCESSIBILITY:** Each resulting parcel must be accessible by either:
  - a. Existing public road frontage which meets MDOT, Road Commission or Village driveway location standards for vehicular access: Yes/No (Circle One) -OR-
  - b. A private easement to an existing public road. The easements must meet MDOT, Road Commission, Township, or Village driveway location standards for vehicular access for entrance onto the public road. The easement must also meet the dimensional requirements for private roads or driveways or Road Commission requirements for public roads. Yes/No/NA (Circle One)
  
4. **UTILITY EASEMENT:** If any resulting parcel is to be a "development site" each resulting parcel(s) must have a utility easement or otherwise adequate access to existing public utility facilities. A "development site" is any land to be used for building at any time in the future. Yes/No/NA (Circle One)
  
5. **APPLICATION AND SURVEY SUBMITTALS:** You must also submit a completed copy of the township application, your survey and legal descriptions, and any other information required by the below-listed third parties to the following:

- a. **Detroit Edison** for an Evaluation for Right-of-Way (please submit letter of DTE approval to the township zoning administrator upon final approval) Phone - (586) 412-4780 Fax - (586) 412-3037 **or** Thumb Electric (989)658-8571.
- b. **SEMCO Energy** (if applicable) for approval of Right-of-Way . Phone 800-624-2019 or [www.semcoenergygas.com](http://www.semcoenergygas.com)
- c. **AT&T** (248)456-0361.
- d. **Sanilac County Road Commission** for Driveway Evaluation.  
Phone(810)648-2185 Fax-(810) 648-5810

Following your submissions to the above-listed third parties, you must submit all of their responses, if any, to the township zoning administrator. Failure to do so may result in your application being denied. Detroit Edison/Thumb Electric and Sanilac County Road Commission approvals are required prior to land split approval.

**\*\*Please note that ALL taxes (delinquent and currently owing) must be paid on each parcel being split/combined before any split/combination will be approved. Splits accepted after January 30<sup>th</sup> will not go on the current year's tax roll. They will reflect on the tax roll the following year. Please plan accordingly with your closing agent for tax proration's/responsibilities, as well as allowing enough time for splits to be approved.\*\***

I understand this is only an application for division and does not include any determination that the resulting parcel(s) comply with other statutes, land use or zoning ordinances, building codes, deed restrictions or regulations. I affirm the statements made above are true and if otherwise this application is null and void. **Please enclose check in the amount of \$70.00 payable to Bridgehampton Township along with application. Please return to Matthew Dickens, Zoning Administrator 3107 Custer Road, Carsonville, MI 48419, phone-(919) 562-2428, email: mdickens@gmail.com.**

Dated: \_\_\_\_\_ Applicant's Signature: \_\_\_\_\_ Fee Attached: \_\_\_\_\_

Dated: \_\_\_\_\_ Zoning Administrator's Signature: \_\_\_\_\_

Dated: \_\_\_\_\_ Assessor's Signature: \_\_\_\_\_