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LOT DIVISION ORDINANCE

Adopted: May 9, 1991

Ordinance relating to the division of lots in recorded plats.

THE TOWNSHIP BOARD OF FREEMAN TOWNSHIP, CLARE COUNTY, MICHIGAN, ORDAINS:
STANDARDS FOR DIVIDED LOTS; APPLICATION; APPROVAL.

Sec. 1. The division of a lot in a recorded plat is prohibited, unless approved following application to the Township Board. The application shall be filled with the Township Clerk and shall state the reasons for the proposed subdivision. No lot in a recorded plat shall be divided into more than four (4) parts and the resulting lots shall be not less in area than permitted by the Township Zoning Ordinance. No building permit shall be issued, or any building, constructed commenced, unless the division has been approved by the Township Board and the suitability of the land for building sites has been approved by the County or District Health Department. The division of a lot resulting in a smaller area than prescribed herein may be permitted, but only for the purpose of adding to the existing building site or sites. The application shall so state and shall be in affidavit form and shall contain a drawing showing the dimensions and description of each part of the lot as proposed for dividing.

PROCEDURE FOR APPROVAL

Sec. 2. Any sales contract, deed or any other document presented for recording at the Office of the County Register of Deeds shall be accompanied by a copy of written approval of the Township Board and a copy of the drawing of the lot as approved for dividing.

RECORDATION OF ORDINANCE; OFFICE OF THE REGISTER OF DEEDS.

Sec. 3. A certified copy of this Ordinance shall be recorded in the Office of the Register of Deeds for Clare County, Michigan and no property owner shall hereafter record any document containing information of the division of a lot in a recorded plat unless such division has been approved by the Township Board in compliance with the provisions of this Ordinance.

EFFECTIVE DATE.

Sec. 4. This Ordinance shall take effect immediately after publication in a newspaper of general circulation in the Township.

Phyllis Burden

Phyllis Burden
Freeman Township Clerk