

LOT SPLIT APPLICATION

CUMING COUNTY PLANNING AND ZONING DEPARTMENT
200 S. Lincoln, Rm. 202, West Point, NE 68788 Phone (402) 372-6008 Fax (402) 372-6013

Permit No. LS# _____

Application Date _____

DIRECTIONS:

Contact Cuming County Planning and Zoning Department if you have any questions.

1. Fill out the form completely. Please print or type, or electronically, print and submit. ***This form is 8.5" x 14"***
2. Verify that all information is complete and correct.
3. Filing fees – Administrative Lot Split = \$50; Subdivision / Lot Split = \$100; Preliminary Plat = \$100 + \$10/lot; Final Plat = \$100; Vacation of plat = \$50
4. Filing Fee is non-refundable.

Planning Commission Meeting (if needed) _____ Board of Supervisors Meeting (if needed) _____

Parcel # _____ Legal Description _____

Property Owner's Name _____

Address _____ City _____ State _____ ZIP _____

Home Phone _____ Mobile Phone _____ Email _____

Number of acres to be split off: _____

Reason for split: _____

Site address, if different than above: _____

Zoning District: _____

Flood Plain Zone _____ per NFIP FIRM No.: _____

Present Use of Parcel: _____

Use of Proposed split parcel: _____

Use of Proposed remaining acres (original parcel): _____

A Survey is required for this application. The survey shall include location of any structure(s) on premises along with the dimensions of the proposed plat.

Surveyor: _____ LS# _____ Address: _____

Regarding this Lot Split:

Prior to consideration of approval, the Applicant shall verify that none of the below actions need to be taken, if yes to any, this process will require Public Hearings by the Planning Commission and Board of Supervisors for approval.

1. A new street or alley is proposed. **Yes ___ No ___**
2. Vacations of streets, alleys, setback lines, or access control or easements are required or proposed.
Yes ___ No ___
3. Such action will result in significant increases in service requirements, e.g., utilities, schools, traffic control, streets, etc.; or will interfere with maintaining existing service levels, e.g., additional curb cuts, repaving, etc. **Yes ___ No ___**
4. There is less street right-of-way than required by this Resolution or the Comprehensive Development Plan unless such dedication can be made by separate instrument. **Yes ___ No ___**
5. All easement requirements have not been satisfied. **Yes ___ No ___**
IF this Split is sold or transferred to other(s), is there an easement filed to allow access to remaining acreage, if the remaining acreage does not have a separate / direct access drive to County Road?
6. Such action taken with this lot split will result in a tract without direct access to a street or road.
Yes ___ No ___
7. A substandard-sized lot or parcel will be created. **Yes ___ No ___**
8. This lot has been previously split in accordance with this Resolution. **Yes ___ No ___**

++++If yes was answered to any of the prior questions, explain below: (Public Hearings are required)

This does not guarantee that the Lot Split will be accepted. It simply means that this application can now begin the review process and go before the Planning Commission and the Board of Supervisors, if so needed.

Applicant Signature(s) _____ Date _____

Applicant Signature(s) _____ Date _____

CUMING COUNTY TREASURER’S CERTIFICATIONS

This is to certify that I find no regular or special taxes due or delinquent against the property described in the Surveyor’s Certificate and embraced in this plat as shown by the records of this office.

Cuming County Treasurer _____ Date _____
(SEAL)

Note: Upon approval, there will be a filing fee with the Register of Deeds (Clerk’s office) that is also your responsibility. You may choose to pay after approval or a statement will be sent by mail.

OFFICE USE ONLY

___ Approval of Administrative Lot Split:

This Administrative Lot Split was approved by Cuming County on this _____ day of _____, 20__.

Date of review _____

Cuming County Zoning Administrator

Cuming County Board of Supervisors, Chair

Cuming County Clerk
(SEAL)

___ Approval of Application thru Public Hearings by:

Approved _____ Denied _____

Cuming County Planning Commission, Chair Dated this _____ day of _____, 20__.

Approved _____ Denied _____

Cuming County Board of Supervisors, Chair Dated this _____ day of _____, 20__.

ATTEST: _____
Cuming County Clerk
(SEAL)

Dated this _____ day of _____, 201__.