

Minor Subdivision/Lot Split Administrative Review Application
Regulated by Ohio Revised Code 711.131 & The Knox County Subdivision Regulations

The following information must be submitted to the Knox County Regional Planning Commission along with a sketch of the proposed parcel to receive preliminary approval for a new lot split. Please see the appropriate Township Zoning requirements for the proposed parcel online at: http://www.knoxregionalplanning.com, click on Zoning, and then Township Zoning Information. You may also call or visit the Regional Planning office for assistance with completing this form. (contact information at bottom of this form)

Property Information

Owners Name:
Purchasers Name:
Title Preparer:

Internal Use Only
Application #
Date Sub.
Date Rev.
Date Appr.

Email
Phone:
Parent Parcel I.D. #
Parent Parcel Acreage:

Township:
Road Name, Type, Number

Approximate Split Acreage:
Approximate Road Frontage of split parcel:

Is Parent Parcel enrolled in the Current Agricultural Use Valuation program? CAUV: [] Yes [] No
Is the proposed parcel intended to be used for building of a residential structure? [] Yes [] No

Internal Use
Non-Building
Lot

Preliminary Lot Split Approval

- 1) Does the proposed split have frontage along a public road? [] Yes [] No
a. If no, this split is not eligible for a Minor Subdivision.
- 2) Has an access point been approved by the appropriate authority? [] Yes [] No
a. If no, contact road authority (State, County, Township).
- 3) Are any roadways being opened, widened, or extended to accommodate this proposed split? [] Yes [] No
a. If yes, splits are not eligible for Minor Subdivision.
- 4) Is a municipal or Knox County sanitary sewer accessible? [] Yes [] No
If yes, who is the responsible agency?
If no, please complete the following steps:
a. Have a soil evaluation completed for all buildable lots, new and existing, and reported to Knox Public Health in accordance with OAC 3701-29-08? [] Complete [] Not Complete
b. If not complete, a soil evaluation is required to designate a replacement leach field for any existing septic system. If no septic system exists on the lot a soil evaluation is needed to identify potential and feasible septic systems for that lot or lots.
c. If complete, please submit the soil evaluation to Knox Public Health for review and approval
- 5) Is the parent parcel of this proposed split 5.001 acres or larger? [] Yes [] No
a. If no, see 5) b.
b. Was the parent parcel of this proposed split created 5 or more years prior to this application? [] Yes [] No
If no, this split is not eligible for a Minor Subdivision.
- 6) Have there been previous splits from this parent parcel in the last 5 years? [] Yes [] No
a. If yes, how many?
b. If more than 4, any one of which is less than 5.001 acres, this split is not eligible for minor subdivision.
- 7) Will there be 2 or more additional building sites created? [] Yes [] No
If yes, splits will require a Storm Water Management Plan.
- 8) Does the proposed split meet all township zoning requirements? [] Yes [] No
a. If no, proposed lot split will not be approved.
- 9) Is any portion of the proposed parcel impacted by Zone-A or AE floodplain? [] Yes [] No
a. If yes, please contact planning office for further information?

Sent for Review

Applicant Signature:
Date: