



Planning Commission Rezone Application

Applicant Information

Name: Business, Corporation, LLC, Partnership

Individual Name(s):

Mailing Address:

Phone Number:

Email:

Property Information

Property Address:

Property Legal:

Property Owner (if not applicant):

Current Zoning District:

Current Use:

Proposed Zoning District:

Proposed Use:

Signature

"I certify that all of the above information and all statements, information and exhibits that I am submitting in conjunction with this application are true and accurate to the best of my knowledge."

Applicant Signature—Required

Date

Property Owner

(Required if different than applicant. All property owners must be listed and must sign below.)

Name(s) or Organization:

Address:

City, State, Zip:

Phone:

“By signing below, I give permission for the applicant named above to act as my agent in all matters concerning this application. I understand that the applicant will be the primary contact for the information and decisions during the processing of this application, and I may not be contacted directly by the Village of Blissfield. I understand as well that I may change the Applicant for this application at any time by contacting the Village of Blissfield in writing.”

Property Owner(s) Signature(s) - Required

Date

STATE OF _____)

COUNTY OF _____)

On this _____ day of _____, 20____, _____
personally appeared before me, and being by me duly sworn, did say that he/she is the
signer of the foregoing for and on behalf of the company listed above, with actual and
requisite authority, and acknowledged to me that he/she has fully reviewed and executed
the same.

_____(Seal) My Commission Expires: _____

Notary Public

Rezone Application Instructions

What to Submit?

- ☐ Completed and Signed Application Form (this)
- ☐ Proof of Ownership
- ☐ Application Fee
- ☐ Legal description

Notes

- **Incomplete applications will not be accepted.** Applications lacking any required documents or materials will not be accepted. Incomplete applications cannot be “held” at the Village of Blissfield Office.
- **Proof of Ownership-** Accepted documents for proof or ownership include a county filed deed. **A tax bill cannot be accepted as proof of ownership.**
- **Application Fees** may be paid by cash, check (made payable to the Village of Blissfield) or credit card (subject to a 3% fee).
- **Legal description** must accurately and completely reflect the current conditions of the property.
- **Return this form and all required additional materials to:**
 - Village of Blissfield, Zoning Administrator
 - 130 S. Lane St.
 - PO BOX 129
 - Blissfield, MI 49228

Hours of Operation:
Monday- Thursday 8am- 6pm
Excluding Holidays

General Information

1. Who can submit an application?
In order to submit an application for re-zoning, an applicant must either own or have legal or equitable interest in the subject property or must be the representative of such person. All persons or parties which have ownership interest in the affected properties must be identified and must sign the application. The property owner(s)

may, at his/their discretion, designate another person as applicant to act on their behalf in processing this application. In that case, the designated applicant will be considered the primary contact, until the application is closed or the property owner changes the designated applicant by contacting the Village of Blissfield in writing.

2. How do I submit an application?

Applications may be submitted in person Monday through Thursday (excl. Holidays) from 8am until 6pm at the Village of Blissfield Office, 130 S. Lane St. Blissfield, MI 49228, mailed to PO BOX 129 Blissfield, MI 49228, or emailed to receptionist@blissfieldmichigan.gov.

Applications must be complete, including all required documentation and fee.

3. What forms of payment are accepted?

Cash, credit card (subject to a 3% fee), check (made payable to the Village of Blissfield)

Information about Rezone

1. What is it?

All lands within the Village are zoned for a specific type of land use. Zoning occurs as a means to provide for a relationship between various types of land uses which promotes health, safety, welfare, order, economics, and aesthetics of the community.

2. What is the process?

The procedure for a re-zone follows section 216.7.6 of the Blissfield Municipal Code. A copy of this code can be provided or found at www.blissfieldmichigan.gov

3. How does the Board make their decision?

The Planning Commission shall make the following determinations prior to approval of rezone.

- Consistency with the goals, policies and future land use map of the Village of Blissfield Master Plan. If conditions have changed since the Master Plan was adopted, recent development trends in the area may be considered.
- Compatibility of the site's physical, geological, hydrological and other environmental features with the host of uses currently permitted in the proposed zoning district.
- The compatibility of all the potential uses allowed in the proposed zoning district with surrounding uses and zoning in terms of land suitability, impacts on the environment, density, nature of use, traffic impacts, aesthetics, infrastructure, and potential influence on property values.

- Evidence from the applicant that there are substantial reasons the property cannot be developed with the uses permitted under the current zoning or otherwise in accord with current zoning.
 - The capacity of utilities and services sufficient to accommodate the uses permitted in the requested district without compromising the health, safety and welfare of the Village.
 - The capability of the street system to safely and efficiently accommodate the expected traffic generated by uses permitted in the requested zoning district.
 - The apparent demand for the types of uses permitted in the requested zoning district relative to the amount of land in the Village currently zoned and available to accommodate the demand.
 - The boundaries of the requested zoning district are reasonable in relationship to surroundings and construction on the site will be able to meet the dimensional regulations for the zoning district.
 - If the request is for a specific use, is rezoning the land more appropriate than amending the list of permitted or special land uses in the current zoning district to allow the use?
 - Whether the requested rezoning is a logical extension of an existing district in the area.
 - The requested rezoning will not create an isolated and unplanned spot zone or grant a special privilege to an individual property owner not available to other property owners or the general public.
 - The request has not previously been submitted within the past one (1) year, unless conditions have changed or new information has been provided, as determined by the Zoning Administrator.
 - An offer of conditions submitted as part of a conditional rezoning request shall bear a reasonable and rational relationship to the property for which rezoning is requested.
 - Other factors as appropriate.
4. Who can help with this application?

The Zoning Administrator can assist with information. It is encouraged to set up an appointment to discuss your permit application if you have questions; call us at 517-486-4347 or stop by the office at 130 S. Lane St. Blissfield, MI 49228.