

**For Office Use Only:**

File Number

Related File Number

Pre-consultation Meeting

Application Submitted

Complete Application

Public Notice Sign

ANPL 20170002\_\_\_\_\_May 22/17May 30/17\_\_\_\_\_\_\_\_\_\_

SPRT Meeting

Application Fee

Conservation Authority Fee

OSSD Form Provided

Planner

PAC Meeting

\_\_\_\_\_\$1172pd. - please circulateMay 22/17Alisha\_\_\_\_\_

This application must be typed or printed in ink and completed in full. An incomplete or improperly prepared application may not be accepted and could result in processing delays.

**A. Applicant Information****Name of Owner**Paul and Janet Johnston

It is the responsibility of the owner or applicant to notify the planner of any changes in ownership within 30 days of such a change.

Address

362 Cedar Dr

Town and Postal Code

Turkey Point NOE 1T0

Phone Number

289-260-7680

Cell Number

519-732-1679

Email

pdj664@gmail.com**Name of Applicant**Paul Johnston

Note: If the applicant is a numbered company provide the name of a principal of the company.

Address

As Above

Town and Postal Code

\_\_\_\_\_

Phone Number

\_\_\_\_\_

Cell Number

\_\_\_\_\_

Email

\_\_\_\_\_

**Name of Agent**

Address

Town and Postal Code

Phone Number

Cell Number

Email

**Name of Engineer**

Address

Town and Postal Code

Phone Number

Cell Number

Email

Andrew Butler32 Zantonski Av, BrantfordBrantford N3V 1G2519.755.9578Andrew.butler@antechdesign.com

Please specify to whom all communications should be sent. Unless otherwise directed, all correspondence, notices, etc., in respect of this application will be forwarded to the applicant noted above.

☒ Applicant☐ Agent☐ Owner

Names and addresses of any holder of any mortgagees, charges or other encumbrances on the subject lands:

CIBC Mortgages 7th Floor, 33 Yonge Street Toronto, ON M5E 1G4 Canada416-865-0411

**B. Location, Legal Description and Property Information**

1. Property Assessment Roll Number: 3310 - 493-100-07600-0000

Legal Description (include Geographic Township, Concession Number, Lot Number, Block Number and Urban Area or Hamlet):

362 Cedar Dr Chr Plan 546 Lot 61 Pt Blk B RP37R6848 Part 2

Municipal Civic Address (911 Number): 362 Cedar Dr, Turkey Point

Present Official Plan Designation(s): ~~Hazard Lands~~ RESORT RESIDENTIAL

Present Zoning: Resort Residential

2. Is there a special provision or site specific zone on the subject lands?

No

3. The date the subject lands was acquired by the current owner: Oct 23/2015

4. Present use of the subject lands:

Seasonal family cottage

5. Please describe **all existing** buildings or structures on the subject lands and whether they are to be retained, demolished or removed. If retaining the buildings or structures, please describe the type of buildings or structures, and illustrate the setback, in metric units, from front, rear and side lot lines, ground floor area, gross floor area, lot coverage, number of storeys, width, length, height, etc. on your attached sketch which must be included with your application:

Existing 32 x 24 foot single storey cottage with carport and attached deck of 10x25ft

6. If known, the date existing buildings or structures were constructed on the subject lands: Cottage approx 1962, deck and shed 1990

7. If an addition to an existing building is being proposed, please explain what will it be used for (e.g. bedroom, kitchen, bathroom, etc.). If new fixtures are proposed, please describe.

New addition will include new kitchen, dining and living room.

New fixtures in kitchen will be sink, faucets and dishwasher. Existing kitchen to be removed and replaced by a den.

8. Please describe **all proposed** buildings or structures/additions on the subject lands. Describe the type of buildings or structures/additions, and illustrate the setback, in metric units, from front, rear and side lot lines, ground floor area, gross floor area, lot coverage, number of storeys, width, length, height, etc. on your attached sketch which must be included with your application:

Addition will be single storey rectangular building with crawl space that will replace existing carport. Elevation of top of foundation to meet minimum height elevation of 176.5 m above sea level. Existing storage shed of 10 sq metres to be replaced with boat house of 15.6 sq metres to be located adjacent to canal at S/W corner of property

9. If known, the date the proposed buildings or structures will be constructed on the subject lands:

construction to begin Jun 26th/2017

10. Are any existing buildings on the subject lands designated under the *Ontario Heritage Act* as being architecturally and/or historically significant? Yes ☐ No ☒

If yes, identify and provide details of the building:

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11. If known, the length of time the existing uses have continued on the subject lands:

since 1962

12. Existing use of abutting properties:

seasonal residential

13. Are there any easements or restrictive covenants affecting the subject lands?

☒ Yes ☐ No If yes, describe the easement or restrictive covenant and its effect:  
assignment of hunting rights for martin in area of property directly adjacent to canal  
to Ferris family. No hunting of martin has taken place of the subject property since  
the owners took possession of the subject lands.

14. Does the requested amendment alter all or any part of the boundary of an area of settlement in the municipality or implement a new area of settlement in the municipality? ☐ Yes ☒ No If yes, describe its effect:

15. Does the requested amendment remove the subject land from an area of employment? ☐ Yes ☒ No If yes, describe its effect:

### C. Purpose of Development Application

Note: Please complete all that apply.

1. Please explain what you propose to do on the subject lands/premises which makes this development application necessary:

The proposal is to expand the current cottage to meet the current and future spacial needs of the owners and their family. The property will continue to be a family cottage  
The proposed boat house will be used to store water craft and boating equipment needed to safely opertate the owners current watercraft.

2. Description of land intended to be severed in metric units:

Frontage: n/a  
Depth: n/a  
Width: n/a  
Lot Area: n/a  
Present Use: n/a  
Proposed Use: n/a

3. Name of person(s), if known, to whom lands or interest in lands to be transferred, leased or charged (if known):

n/a  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

4. List all properties in Norfolk County, which are owned and farmed by the applicant and involved in the farm operation:

Owners Name: n/a  
Roll Number: \_\_\_\_\_  
Total Acreage: \_\_\_\_\_  
Workable Acreage: \_\_\_\_\_  
Existing Farm Type: (i.e., corn, orchard etc) \_\_\_\_\_  
Dwelling Present?: ☐ Yes ☐ No If yes, year dwelling built \_\_\_\_\_

Owners Name: \_\_\_\_\_  
Roll Number: \_\_\_\_\_  
Total Acreage: \_\_\_\_\_  
Workable Acreage: \_\_\_\_\_  
Existing Farm Type: (i.e., corn, orchard etc) \_\_\_\_\_  
Dwelling Present?: ☐ Yes ☐ No If yes, year dwelling built \_\_\_\_\_

Owners Name: \_\_\_\_\_  
Roll Number: \_\_\_\_\_  
Total Acreage: \_\_\_\_\_  
Workable Acreage: \_\_\_\_\_  
Existing Farm Type: (i.e., corn, orchard etc) \_\_\_\_\_  
Dwelling Present?: ☐ Yes ☐ No If yes, year dwelling built \_\_\_\_\_

Owners Name: \_\_\_\_\_  
Roll Number: \_\_\_\_\_  
Total Acreage: \_\_\_\_\_  
Workable Acreage: \_\_\_\_\_  
Existing Farm Type: (i.e., corn, orchard etc) \_\_\_\_\_  
Dwelling Present?: ☐ Yes ☐ No If yes, year dwelling built \_\_\_\_\_

Owners Name: \_\_\_\_\_  
Roll Number: \_\_\_\_\_  
Total Acreage: \_\_\_\_\_  
Workable Acreage: \_\_\_\_\_  
Existing Farm Type: (i.e., corn, orchard etc) \_\_\_\_\_  
Dwelling Present?: ☐ Yes ☐ No If yes, year dwelling built \_\_\_\_\_

**Note: If additional space is needed please attach a separate sheet.**

5. Please explain why it is not possible to comply with the provision(s) of the Zoning By-law/and or Official Plan:

The space required for use by family members is currently insufficient. The proposed changes would bring the lot coverage for the residential building to 18.3% of the lot area. The additional space could not be obtained with the addition of a second storey to the existing building due to current and future health concerns of the owners. As such a single storey addition minimizing the number of stairs is proposed.

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6. Does the requested amendment delete a policy of the Official Plan? ☐ Yes ☒ No  
If yes identify the policy to be deleted:

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7. Does the requested amendment change or replace a policy in the Official Plan?  
☐ Yes ☒ No If yes, identify the policy to be changed or replaced, also include the proposed text of the policy amendment (if additional space is required, please attach a separate sheet):

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## 8. Site Information

### Existing

### Proposed

Please indicate unit of measurement i.e. m, m<sup>2</sup> or % etc.

Lot frontage	<u>21.895m</u>	<u>21.895m</u>
Lot depth	<u>35.576m</u>	<u>35.576m</u>
Lot width	<u>21.227m</u>	<u>21.227m</u>
Lot area	<u>753 m<sup>2</sup></u>	<u>753m<sup>2</sup></u>
Lot coverage	<u>19.4%</u>	<u>27.6%</u>
Front yard	<u>9.3m<sup>2</sup></u>	<u>7.62m<sup>2</sup></u>
Rear yard	<u>18m<sup>2</sup></u>	<u>15.54m<sup>2</sup></u>
Left Interior side yard	<u>3.4m</u>	<u>3.6m</u>
Right Interior side yard	<u>2.2m</u>	<u>2.2m</u>
Exterior side yard (corner lot)	<u></u>	<u></u>
Landscaped open space	<u></u>	<u></u>
Entrance access width	<u>5.4m</u>	<u>7.9m</u>
Exit access width	<u></u>	<u></u>
Size of fencing or screening	<u></u>	<u></u>
Type of fencing	<u></u>	<u></u>

## 9. Building Size

Number of storeys	<u>1</u>	<u>1</u>
Building height	<u>4.59m</u>	<u>4.87m</u>
Total ground floor area	<u>74m<sup>2</sup></u>	<u>140m<sup>2</sup></u>
Total gross floor area	<u>74m<sup>2</sup></u>	<u>140m<sup>2</sup></u>
Total useable floor area	<u>74m<sup>2</sup></u>	<u>140m<sup>2</sup></u>

## 10. Off Street Parking and Loading Facilities

Number of off street parking spaces	<u>4</u>	<u>6</u>
Number of visitor parking spaces	<u></u>	<u></u>
Number of accessible parking spaces	<u></u>	<u></u>
Number of off street loading facilities	<u></u>	<u></u>

## 11. Multiple Family Residential

Number of buildings existing: n/a

Number of buildings proposed: \_\_\_\_\_

Is this a conversion or addition to an existing building? ☐ Yes ☐ No

If yes, describe: n/a

Type	Number of Units	Floor Area per Unit in m <sup>2</sup>
Bachelor	<u>n/a</u>	_____
One bedroom	<u>n/a</u>	_____
Two bedroom	<u>n/a</u>	_____
Three bedroom	<u>n/a</u>	_____
Group townhouse	<u>n/a</u>	_____
Stacked townhouse	<u>n/a</u>	_____
Street townhouse	<u>n/a</u>	_____

Other facilities provided (e.g. play facilities, underground parking, games room, swimming pool etc.): n/a

## 12. Commercial/Industrial Uses

Number of buildings existing: n/a

Number of buildings proposed: n/a

Is this a conversion or addition to an existing building? ☐ Yes ☐ No

If yes, describe:

n/a

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Indicate the gross floor area by the type of use (e.g. office, retail, storage, etc.):

n/a

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Seating Capacity (for assembly halls, etc.): n/a

Total number of fixed seats: n/a

Describe the type of business(es) proposed: n/a

Total number of staff proposed initially: n/a

Total number of staff proposed in five years: n/a

Maximum number of staff on the largest shift: n/a

Is open storage required: ☐ Yes ☐ No

Is a residential use proposed as part of, or accessory to commercial/industrial use? ☐

Yes ☐ No ☐ If yes please describe:

n/a

### 13. Institutional

Describe the type of use proposed: n/a

Seating capacity (if applicable): n/a

Number of beds (if applicable): n/a

Total number of staff proposed initially: n/a

Total number of staff proposed in five years: n/a

Maximum number of staff on the largest shift: n/a

Indicate the gross floor area by the type of use (e.g. office, retail, storage, etc.):

n/a

### 14. Describe Recreational or Other Use(s)

n/a

#### D. Previous Use of the Property

1. Has there been an industrial or commercial use on the subject lands or adjacent lands? ☐ Yes ☒ No ☐ Unknown

If yes, specify the uses (example: gas station, petroleum storage, etc.):

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2. Has the grading of the subject lands been changed through excavation or the addition of earth or other material? ☐ Yes ☒ No ☐ Unknown

3. Is there reason to believe the subject lands may have been contaminated by former uses on the site or adjacent sites? ☐ Yes ☒ No ☐ Unknown

4. Provide the information you used to determine the answers to the above questions:

subject lands were part of a planned development in 1961 and have remained  
in he same state since that time save the addition of external decking and the  
utility shed. Information was supplied by previous long term owner , local residents  
and copy of 1961 development plan and survey of property in possession of owner.

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5. If you answered yes to any of the above questions in Section D, a previous use inventory showing all known former uses of the subject lands, or if appropriate, the adjacent lands, is needed. Is the previous use inventory attached? ☐ Yes ☐ No

### E. Provincial Policy

1. Is the requested amendment consistent with the provincial policy statements issued under subsection 3(1) of the *Planning Act, R.S.O. 1990, c. P. 13*? ☒ Yes ☐ No

If no, please explain:

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2. Have the subject lands been screened to ensure that development or site alteration will not have any impact on the habitat for endangered or threatened species further to the provincial policy statement subsection 2.1.7? ☒ Yes ☐ No

If no, please explain:

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3. Have the subject lands been screened to ensure that development or site alteration will not have any impact on source water protection? ☒ Yes ☐ No

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4. Note: If in an area of source water WHPA A, B or C please attach relevant information and approved mitigation measures from the Risk Manager Official.

5. Are any of the following uses or features on the subject lands or within 500 metres of the subject lands, unless otherwise specified? Please check boxes, if applicable.

**Livestock facility or stockyard** (submit MDS Calculation with application)

☐ On the subject lands or ☐ within 500 meters – distance \_\_\_\_\_

**Wooded area**

☐ On the subject lands or ☐ within 500 meters – distance \_\_\_\_\_

**Municipal Landfill**

☐ On the subject lands or ☐ within 500 meters – distance \_\_\_\_\_

**Sewage treatment plant or waste stabilization plant**

☐ On the subject lands or ☐ within 500 meters – distance \_\_\_\_\_

**Provincially significant wetland (class 1, 2 or 3) or other environmental feature**

☒ On the subject lands or ☐ within 500 meters – distance 300m

**Floodplain**

☒ On the subject lands or ☐ within 500 meters – distance on floodplain

**Rehabilitated mine site**

☐ On the subject lands or ☐ within 500 meters – distance \_\_\_\_\_

**Non-operating mine site within one kilometre**

☐ On the subject lands or ☐ within 500 meters – distance \_\_\_\_\_

**Active mine site within one kilometre**

☐ On the subject lands or ☐ within 500 meters – distance \_\_\_\_\_

**Industrial or commercial use (specify the use(s))**

☐ On the subject lands or ☐ within 500 meters – distance \_\_\_\_\_

**Active railway line**

☐ On the subject lands or ☐ within 500 meters – distance \_\_\_\_\_

**Seasonal wetness of lands**

☐ On the subject lands or ☐ within 500 meters – distance \_\_\_\_\_

**Erosion**

☐ On the subject lands or ☐ within 500 meters – distance \_\_\_\_\_

**Abandoned gas wells**

☐ On the subject lands or ☐ within 500 meters – distance \_\_\_\_\_

## F. Servicing and Access

1. Indicate what services are available or proposed:

### Water Supply

- ☐ Municipal piped water
- ☐ Communal wells
- ☐ Individual wells
- ☒ Other (describe below)

Lakeview water system

### Sewage Treatment

- ☐ Municipal sewers
- ☐ Communal system
- ☒ Septic tank and tile bed
- ☐ Other (describe below)

### Storm Drainage

- ☐ Storm sewers
- ☒ Open ditches
- ☐ Other (describe below)

2. Have you consulted with Public Works & Environmental Services concerning storm water management?

☐ Yes ☒ No

3. Has the existing drainage on the subject lands been altered?

☐ Yes ☒ No

4. Does a legal and adequate outlet for storm drainage exist?

☒ Yes ☐ No

5. How many water meters are required? None

6. Existing or proposed access to subject lands:

- ☒ Municipal road  
☐ Provincial highway  
☐ Unopened road  
☐ Other (describe below)

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7. Name of road/street:

Cedar Dr

#### G. Other Information

1. Does the application involve a local business? ☐ Yes ☒ No

If yes, how many people are employed on the subject lands?

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2. Is there any other information that you think may be useful in the review of this application? If so, explain below or attach on a separate page.

The proposed development is in line with and less than requests granted to  
adjacent properties within the past year. The development has been discussed with  
adjacent property owners and those that will be directly affected by the proposal and  
owner has received their support.

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## **H. Supporting Material to be submitted by Applicant**

In order for your application to be considered complete, folded hard copies (number of paper copies as directed by the planner) and an **electronic version (PDF) of the site plan drawings, additional plans, studies and reports** will be required, including but not limited to the following details:

1. Concept/Layout Plan
2. All measurements in metric
3. Key map
4. Scale, legend and north arrow
5. Legal description and municipal address
6. Development name
7. Drawing title, number, original date and revision dates
8. Owner's name, address and telephone number
9. Engineer's name, address and telephone number
10. Existing and proposed easements and right of ways
11. Zoning compliance table – required versus proposed
12. Parking space totals – required and proposed
13. Loading spaces, facilities and routes
14. All dimensions of the subject lands
15. Dimensions and setbacks of all buildings and structures
16. Gross, ground and useable floor area
17. Lot coverage
18. Floor area ratio
19. Building entrances and grades
20. Names of adjacent streets
21. Driveways, curbs, drop curbs, pavement markings, widths, radii and traffic directional signs
22. Fire access and routes
23. Location, dimensions and number of parking spaces (including visitor and accessible) and aisles
24. Location of mechanical room
25. Refuse disposal and storage areas including any related screening
26. Winter snow storage location
27. Landscape areas with dimensions
28. Natural features, watercourses and trees
29. Fire hydrants and utilities location
30. Fencing, screening and buffering – size, type and location
31. All hard surface materials
32. Light standards and wall mounted lights

- 33. Signs
- 34. Sidewalks and walkways with dimensions
- 35. Pedestrian access routes into site and around site
- 36. Bicycle parking
- 37. Professional engineer's stamp

In addition, the following additional plans, studies and reports, including but not limited to, **may** also be required as part of the complete application submission:

- ☐ Zoning Deficiency Form
- ☒ On-Site Sewage Disposal System Evaluation Form (attached)
- ☐ Architectural Plan
- ☒ Buildings Elevation Plan (attached)
- ☐ Cut and Fill Plan
- ☐ Erosion and Sediment Control Plan
- ☐ Grading and Drainage Control Plan (around perimeter and within site) (existing and proposed)
- ☐ Landscape Plan
- ☐ Photometric (Lighting) Plan
- ☐ Plan and Profile Drawings
- ☐ Site Servicing Plan
- ☐ Storm water Management Plan
- ☐ Street Sign and Traffic Plan
- ☐ Street Tree Planting Plan
- ☐ Tree Preservation Plan
- ☐ Archaeological Assessment
- ☐ Environmental Impact Study
- ☐ Functional Servicing Report
- ☐ Geotechnical Study / Hydrogeological Review
- ☐ Minimum Distance Separation Schedule
- ☐ Noise or Vibration Study
- ☐ Record of Site Condition
- ☐ Storm water Management Report

- ☐ Traffic Impact Study – please contact the Planner to verify the scope of the study required

Your development approval might also be dependent on Ministry of Environment and Climate Change, Ministry of Transportation or other relevant federal or provincial legislation, municipal by-laws or other agency approvals.

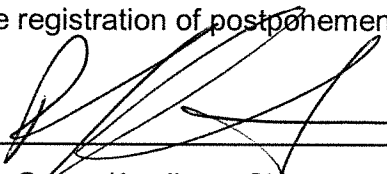
**All final plans must include the owner's signature as well as the engineer's signature and seal.**

#### **I. Development Agreements**

A development agreement may be required prior to approval for site plan, subdivision and condominium applications. Should this be necessary for your development, you will be contacted by the agreement administrator with further details of the requirements including but not limited to insurance coverage, professional liability for your engineer, additional fees and securities.

#### **J. Transfers, Easements and Postponement of Interest**

The owner acknowledges and agrees that if required it is their solicitor's responsibility on behalf of the owner for the registration of all transfer(s) of land to the County, and/or transfer(s) of easement in favour of the County and/or utilities. Also, the owner further acknowledges and agrees that it is their solicitor's responsibility on behalf of the owner for the registration of postponements of any charges in favour of the County.

  
\_\_\_\_\_  
Owner/Applicant Signature

\_\_\_\_\_  
Mar 21 2017  
Date

#### **K. Permission to Enter Subject Lands**

Permission is hereby granted to Norfolk County officers, employees or agents, to enter the premises subject to this application for the purposes of making inspections associated with this application, during normal and reasonable working hours.

  
\_\_\_\_\_  
Owner/Applicant Signature

\_\_\_\_\_  
Mar 21/2017  
Date

**L. Freedom of Information**

For the purposes of the *Municipal Freedom of Information and Protection of Privacy Act*, I authorize and consent to the use by or the disclosure to any person or public body any information that is collected under the authority of the *Planning Act, R.S.O. 1990, c. P. 13* for the purposes of processing this application.

\_\_\_\_\_  
Owner/Applicant Signature

\_\_\_\_\_  
Date

**M. Endangered Species Act, 2007**

Endangered and threatened species and their habitat are protected under the provinces Endangered Species Act, 2007. The Act prohibits development or site alteration within areas of significant habitat for endangered or threatened species without demonstrating that no negative impacts will occur. The Ministry of Natural Resources (MNR), Aylmer District provides the service of responding to species at risk information requests and project screenings. The applicant has been directed to discuss the proposed activity and have their project screened with MNR. Please be advised that it is owner's responsibility to be aware of and comply with all relevant federal or provincial legislation, municipal by-laws or other agency approvals.

\_\_\_\_\_  
Owner/Applicant Signature

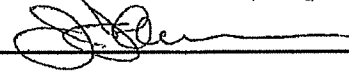
\_\_\_\_\_  
Date

**N. Owner's Authorization**

If the applicant/agent is not the registered owner of the lands that is the subject of this application, the owner must complete the authorization set out below.

I/We Janet Johnston am/are the registered owner(s) of the lands that is the subject of this application for development approval.

I/We authorize Paul Johnston to make this application on my/our behalf and to provide any of my/our personal information necessary for the processing of this application. Moreover, this shall be your good and sufficient authorization for so doing.

  
\_\_\_\_\_  
Owner

\_\_\_\_\_  
Mar 28/2017

\_\_\_\_\_  
Date

\_\_\_\_\_  
Owner

\_\_\_\_\_  
Date







### O. Declaration of Applicant and Agent

I hereby apply for development approval and declare that all of the above statements and the statements contained in all of the exhibits transmitted herewith are accurate and true. I understand that development approval is required before a building permit can be issued.

\_\_\_\_\_  
Applicant Signature

\_\_\_\_\_  
Mar 21/2017  
Date

\_\_\_\_\_  
Agent Signature

\_\_\_\_\_  
Date

### P. Declaration

I, Paul Johnston of Norfolk County

solemnly declare that:

all of the above statements and the statements contained in all of the exhibits transmitted herewith are true and I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath and by virtue of *The Canada Evidence Act*.

Declared before me at:

Simcoe, ON

In Norfolk County

This 22<sup>nd</sup> day of March

A.D., 2017

[Signature]

A Commissioner, etc.

[Signature]  
Owner/Applicant Signature

ALISHA KATHLEEN CULL, a  
Commissioner, etc., Province of Ontario.  
for the Corporation of Norfolk County.  
Expires April 28, 2019







## Zoning Deficiency

Simcoe: 185 Robinson St.  
Simcoe, ON  
N3Y 5L6  
519-426-5870  
Langton: 22 Albert St.  
Langton, On.  
N0E 1G0  
519-875-4485

### PROPERTY INFORMATION

362 Cedar Dr, Turkey Point

Legal Description: CHR PLAN 546 LOT 61, PT BLK B RP 37R6848 PART 2  
IRREG

ASSESSMENT # 331049310007600

Application #:

Information Origins: Development Services GIS/Stamped Drawings J.A. Butler-Professional Engineer

### Resort Residential Zone (RR)

Main Building		REQUIRED	PROPOSED	DEFICIENCY	UNITS
5.8.2	a) minimum lot area				
	i) new lot	0.40		N/A	ha
	ii) lot of record	700.00	753.00	N/A	m.sq
	b) minimum lot frontage				
	i) interior lot	15.00	21.89	N/A	m
	ii) corner lot	18.00		N/A	m
	c) minimum front yard	6.00	7.80	N/A	m
	d) minimum exterior side yard	6.00		N/A	m
	e) minimum interior side yard				
	i) attached garage	Left 1.20	3.50	N/A	m
		Right 1.20	1.80	N/A	m
	ii) detached garage	3.00		N/A	m
		1.20		N/A	m
	f) minimum rear yard	9.00	15.54	N/A	m
	g) maximum building height	7.50		N/A	m
	h) maximum lot coverage				
	i) lot	15.00	25.29	10.29	%

Comments

1) Proposed construction for main building is 190.47m<sup>2</sup> exceeding lot coverage by 10.29%

### Accessory Structure

3.2.1	a) building height	5.00		N/A	m
	b) minimum front yard	6.00		N/A	m
	c) minimum exterior side yard	6.00		N/A	m
	d) minimum interior side yard	1.20		N/A	m
	e) minimum rear yard	1.20		N/A	m
	f) through lot distance to street line	6.00		N/A	m
	g) Lot coverage				
	i) lot coverage	10.00		N/A	%
	ii) usable floor area	100.00		N/A	m.sq

Comments



## Zoning Deficiency

Simcoe: 185 Robinson St.  
Simcoe, ON  
N3Y 5L6  
519-426-5870  
Langton: 22 Albert St.  
Langton, On.  
N0E 1G0  
519-875-4485

### PROPERTY INFORMATION

362 Cedar Dr, Turkey Point

Legal Description: CHR PLAN 546 LOT 61, PT BLK B RP 37R6848 PART 2  
IRREG

ASSESSMENT # 331049310007600

Application #:

Information Origins: Development Services GIS/Stamped Drawings J.A. Butler-Professional Engineer

### Resort Residential Zone (RR)

#### 3.2.2 Boathouse

a) minimum exterior side yard	6.00		N/A	m
b) minimum interior side yard				m
i) typical lot	1.20		N/A	m
ii) erected on a common lot line	0.00		N/A	m
c) maximum building height	5.00	4.27	N/A	m
d) maximum total usable floor area	56.00	15.61	N/A	m.sq
e) maximum lot coverage - shall not occupy more than 10 percent of the lot area, for accessory buildings	10.00		N/A	%

Comments

#### Decks and Porches

3.6 a) interior side lot line	1.20		N/A	m
b) have a floor higher than the height, above finished grade, of the floor of the first storey of the main building on the lot.			N/A	m
c) project more than 3 m into a required rear yard but in no circumstance be closer than 3m from the rear lot line.	3.00		N/A	m
d) project more than 1.5m into the required front yard or required exterior side yard.	1.50		N/A	m
e) sloping rear yard.				
i) interior lot line	3.00		N/A	m
ii) rear lot line	6.00		N/A	m

Comments



## Zoning Deficiency

Simcoe: 185 Robinson St.  
Simcoe, ON  
N3Y 5L6  
519-426-5870  
Langton: 22 Albert St.  
Langton, On.  
N0E 1G0  
519-875-4485

### PROPERTY INFORMATION

362 Cedar Dr, Turkey Point

Legal Description: CHR PLAN 546 LOT 61, PT BLK B RP 37R6848 PART 2  
IRREG

ASSESSMENT # 331049310007600

Application #:

Information Origins: Development Services GIS/Stamped Drawings J.A. Butler-Professional Engineer

### Resort Residential Zone (RR)

Parking

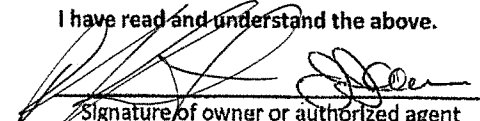
4.1 number of parking spaces

N/A

Comments

The proposed information and any supporting documents have been provided by the owner/applicant. The above information is only in respect to the associated planning application and does not relieve the owner/applicant from obtaining all other permits/approvals required. The owner/applicant hereby accepts full responsibility for the accuracy of the proposed information provided on this form.

I have read and understand the above.

  
Signature of owner or authorized agent  
Prepared By:

23 Mar 2017  
date

  
Signature of Zoning Administrator

22 Mar 17  
date

AS PER:

Fritz R. Enzlin, CBCO, CRBO  
Chief Building Official  
Manager, Building & Bylaw Division  
Norfolk County

TOTAL LOT AREA = 753 SQ. M.  
TOTAL LOT COVERAGE = 206 SQ. M.  
TOTAL PERCENTAGE = 27%.

NO.	REVISION	BY	DATE
2	ORIGINALITY AFFILIATION	AJ	10/20/09
1	AS PLE FORMANTS	AJ	09/24/09

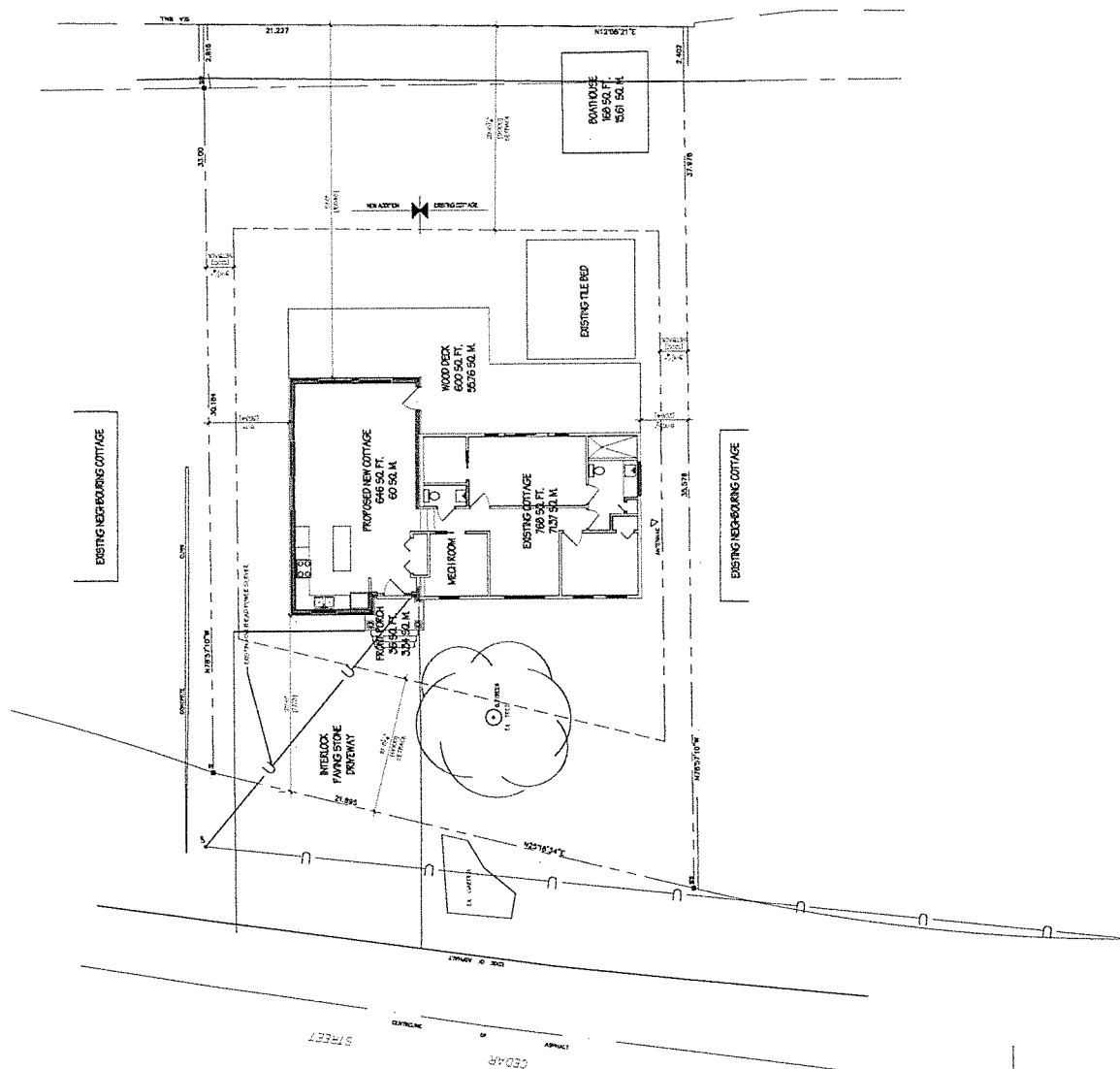


CLIENT  
JOHNSTON RESIDENCE

PROJECT  
COTTAGE ADDITION  
362 CEDAR ST  
TURKEY POINT, ONTARIO

DWG. TITLE  
SITE PLAN

DATE	1952	JOINT	01/02	CH. 01/02
SCALE		DRAWN BY	AL	AO.O



1 SITE PLAN  
NO. 50-10



Working together with our community  
to provide quality services.

## Evaluation Form for Existing On-Site Sewage Systems

Date: July 2009

<b>OFFICE USE ONLY</b>		<b>FILE No.:</b>		<b>DATE RECEIVED:</b>	
<b>PROPERTY INFORMATION</b>		Municipal Address: <b>362 CEDAR DRIVE - Turkey BINT</b>			
Owner: <b>PAUL JOHNSON</b>		Lot:		Concession:	
Lot Area: <b>109 x 70 = 7581 ft<sup>2</sup></b>		Lot Frontage: <b>70 ft</b>		Assessment Roll No. <b>493-100-07600-0000</b>	
<b>PURPOSE OF EVALUATION</b>		<input type="checkbox"/> Consent <input checked="" type="checkbox"/> Minor Variance <input checked="" type="checkbox"/> Site Plan <input type="checkbox"/> Zoning <input type="checkbox"/> Other _____			
<b>BUILDING INFORMATION</b>		<input checked="" type="checkbox"/> Residential <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Agricultural			
Building Area: <b>768 ft<sup>2</sup></b>		No. of Bedrooms: <b>2</b>		No. of Fixture Units: <b>10</b>	
Is the building currently occupied? <b>Yes</b> / No If No, how long?					
<b>EVALUATOR'S INFORMATION</b>		Evaluator's Name: <b>ED DOVE</b>		Company Name: <b>BILL'S SEPTIC LTD.</b>	
Address: <b>24 WERRET AVE - SIMCOE, ON</b>		Postal Code: <b>N3Y 5N5</b>		Phone: <b>519-426-7108</b>	
Email: <b><del>Bill's</del> billsseptic@sympatico.ca</b>		BCIN # <b>38413 / 38259</b>			
<b>SITE EVALUATION</b>		Ground Cover (trees, bushes, grass, impermeable surface): <b>GRASS</b>		Soil Type: <b>SAND</b>	
Site Slope: <input checked="" type="checkbox"/> Flat <input type="checkbox"/> Moderate <input type="checkbox"/> Steep		Soil Conditions: <input type="checkbox"/> Wet <input checked="" type="checkbox"/> Dry		Depth of Water Table: <b>8</b> ft.	
Surface Discharge Observed: Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>		Odour Detected: Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>		Current Weather (at time of evaluation): <b>CLEAR</b>	
<b>SYSTEM EVALUATION</b>		Class of System: <input type="checkbox"/> 1 (Privy) <input type="checkbox"/> 2 (Greywater) <input type="checkbox"/> 3 (Cesspool) <input checked="" type="checkbox"/> 4 (Leaching Bed) <input type="checkbox"/> 5 (Holding Tank)			
Tank: <input checked="" type="checkbox"/> Pre-cast <input type="checkbox"/> Plastic <input type="checkbox"/> Fibre Glass <input type="checkbox"/> Wood <input type="checkbox"/> Other _____		Size: <b>800</b> Gal.		Pump: Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
Distribution System: Area: <input type="checkbox"/> Trench Bed <input type="checkbox"/> Filter Medium		No. of Tile Runs: <b>3</b>		Total Length of Tile: <b>100 ft</b>	
Distance Between Tile Runs: <b>6 ft</b>					
Tile Material: <input type="checkbox"/> PVC <input checked="" type="checkbox"/> Clay <input type="checkbox"/> Other		Ends: <input type="checkbox"/> Capped <input type="checkbox"/> Joined		Cover: <input type="checkbox"/> Filter Cloth <input type="checkbox"/> Sand <input type="checkbox"/> Top Soil <input checked="" type="checkbox"/> Seeded	
<b>Setbacks:</b>		<b>Tank</b>		<b>Distribution Pipe</b>	
Distance to Buildings & Structures (ft)		<b>6 ft</b>		<b>20 ft</b>	
Distance to Bodies of Water (ft)		<b>45 ft</b>		<b>12 ft</b>	
Distance to Nearest Well (ft)		<b>N/A</b>		<b>N/A</b>	
Distance to Proposed Property Lines		Front <b>60 ft</b> Rear <b>45 ft</b> Side <b>50 ft</b> Side <b>15 ft</b>		Front <b>70 ft</b> Rear <b>12 ft</b> Side <b>20 ft</b> Side <b>15 ft</b>	

**OVERALL SYSTEM RATING**

OK

- ☒ System Working Properly / No Work Required
- ☐ System Functioning / Maintenance Required
- ☐ System Not Functioning / Minor Repair Required
- ☐ System Failure/Major Repair / Replacement Required

**Note:**

Any repair/replacement of an on site sewage system requires a building permit. Contact the Norfolk County Building Division at (519) 426-4377 for more information.

**Additional Comments:**

SYSTEM APPEARED TO BE IN GOOD WORKING ORDER AND IN A GOOD STATE OF REPAIR AT THE TIME OF EVALUATION.

**VERIFICATION****OWNER:**

The owner is responsible for having a site evaluation conducted of the above mentioned property. Neither the evaluation nor the approval thereof shall in any way exempt the owner(s) from complying with the Ontario Building Code or any other applicable law.

I, PAUL JOHNSTON (the owner of the subject property) hereby authorize the above mentioned evaluator to act on my behalf with respect to all matters pertaining to the existing on-site sewage system evaluation.

Owner Signature

Date

FEB 3/2017

**EVALUATOR:**

1. I, Ed Dine - Brian Spink Ltd declare that this site evaluation is accurate as of the date of inspection. No determination of future performance can be made due to unknown conditions, future water usage over the life of the system, abuse of the system and/or inadequate maintenance, all of which may adversely affect the life of the system. This evaluation does not grant or imply any guarantee or warranty of the future performance of the sewage system. The undersigned takes no responsibility for the accuracy of existing or proposed property lines, whether measured or implied.

Evaluator Signature

Date

FEBRUARY 3/2017

**BUILDING DIVISION COMMENTS**

Comments:

I, \_\_\_\_\_ have reviewed the information contained in this form as submitted.

Chief Building Official or designate

Date



## On Site Sewage Disposal System Location Plan

DATE: FEB 3/2017

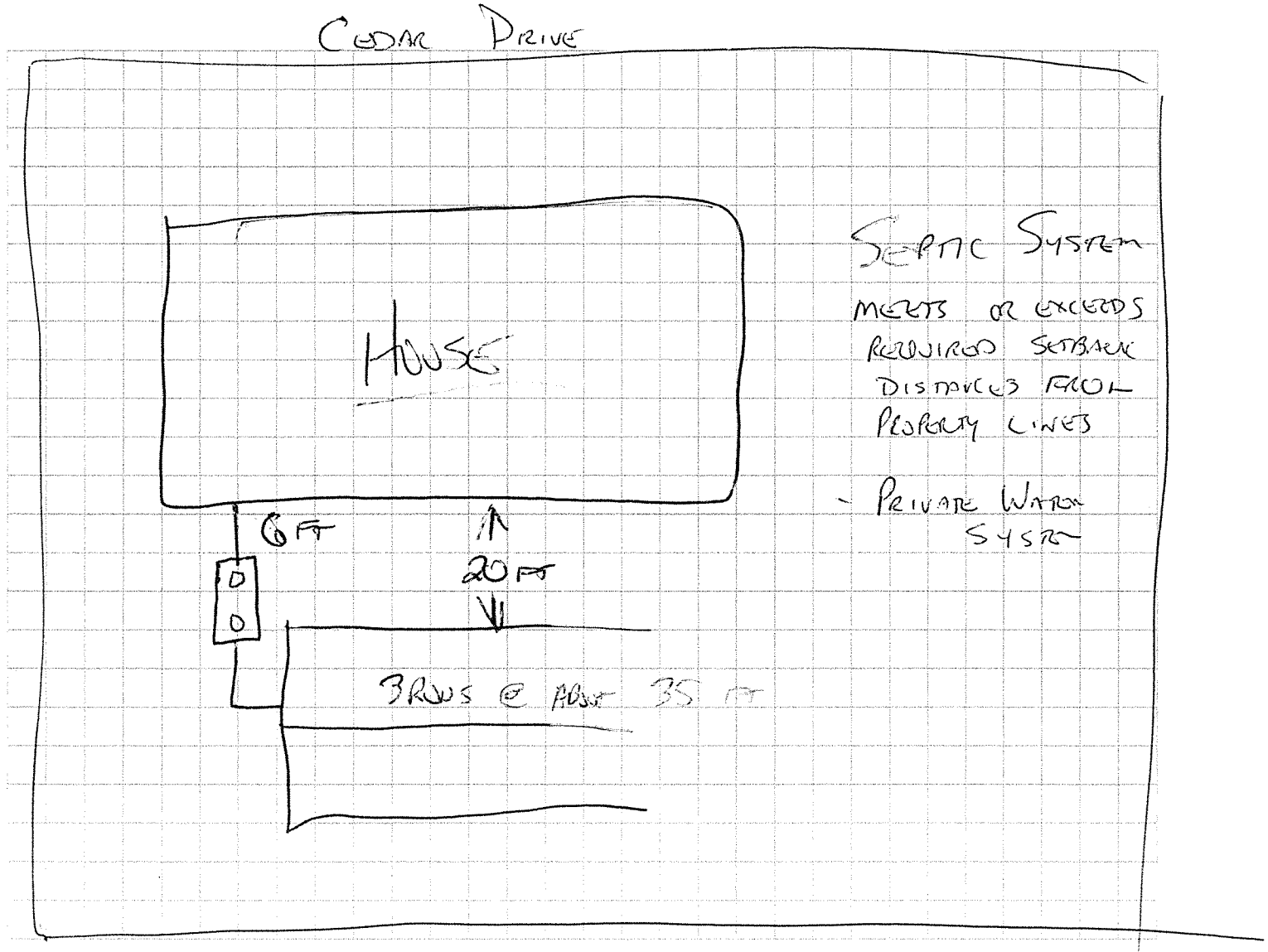
APPLICATION NUMBER: \_\_\_\_\_

OWNER PAUL JOHNSON

EVALUATOR ED DOVE

PROPERTY ADDRESS 362 CEDAR DRIVE - TURKEY POINT

Please provide a DIMENSIONED sketch drawing indicating EXISTING AND PROPOSED property lines, existing roads and driveways, location of all existing buildings, location of existing wells, and location of existing septic tanks and tile beds.



PREPARED BY: ED DOVE - Bill's SEPTIC

NOTE: The above sketch is not to exact scale.



PERMIT # \_\_\_\_\_

**LOT GRADING EXEMPTION – SUBMISSION FORM**

<b>PROPERTY INFORMATION (Required)</b>		
MUNICIPAL ADDRESS: <u>362 Cedar Street Turkey Point</u>		
LOT(S) / BLOCK(S): <u>LOT 61 &amp; PART Block B</u>		REG. PLAN / <del>CONC.</del> <u>S46</u>
GEOGRAPHIC TOWNSHIP: <u>CHR</u>		SUBDIVISION: <u>RP37R6848 Part 2</u>
ROLL NUMBER: <u>493-100-07600-0000</u>		
<b>REGISTERED OWNER (Required)</b>		<b>APPLICANT / AGENT (if different than owner)</b>
Name <u>Paul &amp; Jan Johnston</u>		Name
Address <u>362 Cedar St.</u>		Address
Town/City <u>Turkey Point ON</u>	Prov. <u>NOV</u>	Postal Code <u>1W0</u>
Telephone <u>289 260 7680</u>	Fax	
Email <u>pdj664@gmail.com</u>		

ALL INFORMATION BELOW IS REQUIRED UNLESS OTHERWISE STATED

Please send correspondence to (check appropriate box below):

- ☒ Registered Owner  
☐ Applicant / Agent

Type of proposed building/structure: 1 story additionTotal square footage of all existing buildings/structures on the subject property: 74<sup>sq</sup> metres  
(Only applicable if the property is within an urban boundary and is not required for rural properties)Square footage of proposed building/structure: 66<sup>sq</sup> metresTotal area of subject property: 753<sup>sq</sup> metresI have included a site plan that includes all required information (circle): (Yes) No

I, John Muir, have read Norfolk County Lot Grading and Drainage By-Law 2017-04 and confirm that the property identified in this application conforms with the requirements for a lot grading exemption as specified in said by-law.

John Muir  
Signature John Muir  
Ontario Land Surveyor

Feb. 27/17  
Date

This document is provided under delegated authority of by-law 2017-04 and may not include all information needed. Reference must be made to that by-law for all the information required for a complete submission.  
Issued: February 9, 2017.





# **Long Point Region Conservation Authority**

**PERMIT No. LPRCA-219/16**

**FOR DEVELOPMENT, INTERFERENCE WITH WETLANDS &  
ALTERATIONS TO SHORELINES & WATERCOURSES**

**(CONSERVATION AUTHORITIES ACT - ONTARIO REGULATION 178/06, UNDER O.REG.97/04)**

4 Elm Street  
Tillsonburg, ON  
N4G 0C4  
Phone (519) 842-4242  
Fax (519) 842-7123  
www.lprca.on.ca

Permission has been granted to:

Owner:	Paul & Janet Johnston	Telephone:	289-260-7680
Address:	362 Cedar Drive	Postal Code:	N0E 1W0
	Vittoria, ON		
Agent :	Same as above	Telephone:	
Address:		Postal Code:	
Location/Address of works: 362 Cedar Drive; Roll 3310-493-100-07600			
Lot: 61	Plan: 546	Municipality: Norfolk	Watershed: Lake Erie
Description of Works:	To construct a 59m <sup>2</sup> addition.		
Type of fill:	N/A		

**This permit is valid on the above location only for the period of:**

**DATE: March 8, 2017 – March 8, 2019**

This permit shall be subject to the following conditions:

The Applicant and owner, by acceptance of and in consideration of the issuance of this permit, agrees to the following conditions:

**GENERAL CONDITIONS: (SEE REVERSE SIDE OF PERMIT)**

**SPECIFIC CONDITIONS :**

1. Locations and dimensions of proposed works must be as indicated on the enclosed copy of the work permit application dated December 21, 2016 and the associated information engineered drawings labelled Johnston Residence, stamped and sealed February 23, 2017.

#### **GENERAL CONDITIONS:**

1. This permit does not preclude any approvals required by any other laws or regulations.
2. Temporary sediment & erosion control measures shall be installed around any disturbed and/or exposed ground or excavated material stockpiles, remain in place until the site has been suitably stabilized, and must be monitored regularly to ensure effectiveness. Remedial/Emergency measures must be taken at any sign of failure. This step is considered necessary to prevent the undesirable migration of silt.
3. The Conservation Authority should be contacted within 48 hours prior to the commencement of construction.
4. Authorized representatives of the Long Point Region Conservation Authority may at any time enter onto the lands which are described herein in order to make any surveys, examinations or inspections which are required for the purpose of insuring that the work(s) authorized by this permit are being carried out according to the terms of this permit.
5. It is the responsibility of the permittee to ensure the development is located within the extent of the property boundaries owned by the proponent.
6. This permit is not assignable.
7. The project shall be carried out generally as per the plans submitted in support of the application as they may be amended by conditions of this permit.
8. This approval does not guarantee the soundness of the proposed work and it is the responsibility of the permittee to monitor and maintain the construction activity to ensure the integrity of the work.
9. The applicant agrees to maintain all existing drainage patterns.
10. Any activity or development other than that identified in this permit application must be reviewed by the LPRCA; at which time, staff will determine if additional approvals or an amended permit will be required.
11. Permits are valid for two years. No notice will be issued on expiration of the permit and it is the responsibility of the permittee to ensure a valid permit is in effect at the time work is occurring.



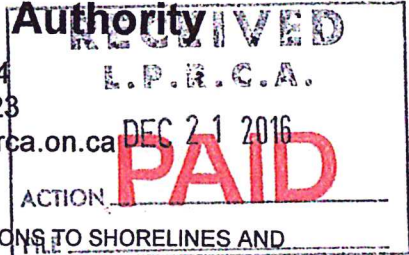
# Long Point Region Conservation Authority

4 Elm Street, Tillsonburg, ON N4G 0C4

Tel: (519) 842-4242 Fax: (519) 842-7123

Email: Planning@lprca.on.ca Website: www.lprca.on.ca

## Permit Application



REGULATION OF DEVELOPMENT, INTERFERENCE WITH WETLANDS AND ALTERATIONS TO SHORELINES AND  
WATERCOURSES (R.R.O. 1990 REG.178/06)

**Owner's Name:** Paul & Janet Johnston  
**Mailing Address:** 362 CEDAR #65  
VICTORIA ONT N0E1W0  
Street Address P.O. Box Apartment/Unit # City/Town Province Postal Code  
**Primary Phone:** 289-260-7680 **Alternate Phone:** 519-732-1679  
**Email:** POJ664@GMAIL.COM  
**Applicant's Name:** PAUL JOHNSTON  
**Mailing Address:** 185 ASBURY  
Street Address P.O. Box Apartment/Unit # City/Town Province Postal Code  
**Primary Phone:** \_\_\_\_\_ **Alternate Phone:** \_\_\_\_\_  
**Email:** \_\_\_\_\_

NOTE: If the applicant is not the same as the landowner, written authorization by the landowner is required and must be submitted with the application.

### Location of Proposed Work

**Lot:** 61 **Concession/Plan:** 546 **Municipality:** Norfolk  
**Municipal Address:** 362 Cedar Drive  
Street Address  
**Tax Assessment Roll #** 493-100-07600-0000

### Application to: (Check all appropriate boxes)

- ☐ Place, dump, or remove fill
- ☐ Site grading
- ☒ Construct a new building or structure
- ☐ Alter or renovate an existing building or structure
- ☐ Construct erosion control or shoreline protection
- ☐ Construct a pond
- ☐ Construct new or replace existing watercourse crossing – public (eg. right-of-way)
- ☐ Construct new or replace existing watercourse crossing – private (eg. farm, foot path)
- ☐ Construct new or replace existing dam
- ☐ Storm water outfall
- ☐ Diversion of water
- ☐ Other: (please describe) \_\_\_\_\_

**Proposed square footage:** 640 SQ FT  
**Existing square footage:** 744 SQ FT

**Purpose of Proposed Works:** \_\_\_\_\_

**PROPOSED START DATE:** APR 1 2017 **PROPOSED COMPLETION DATE:** DEC 30 17

I understand that the information contained in this application form is accurate to the best of my knowledge and that the staff of the Long Point Region Conservation Authority (LPRCA) will undertake a detailed inspection of the subject lands as part of the application process.

**NOTE:** Insufficient information may delay the processing of your application. This application does not relieve the applicant of the obligation to secure any and all other necessary approvals.

Signature

Date

21/12/2016

## **SPECIFICATIONS OF PROPOSED WORKS**

**This application must be accompanied by a location map, a detailed site plan, other related design drawings as required by the Conservation Authority, and payment of a processing fee as determined by the Conservation Authority (fees subject to change without notice). The detailed site plan must include:**

- 1. Location of property in relation to roads (ie. distance from known intersection).**
- 2. Details of the type and intended location and dimensions of proposed fill, construction or watercourse alteration.**
- 3. Location and dimensions of all existing and proposed structures on the property and a survey plan (sketch) with lot dimensions.**
- 4. The elevations of existing buildings and grades, and the proposed elevations of buildings and grades after development**
- 5. A plan of the area showing plan view and cross section details of the proposed alteration, including a description of the methods to be used in carrying out the alteration and a statement of the purpose of the alteration.**
- 6. An additional information pertaining to the proposed works, such as sediment and erosion control plans, drainage information and other technical reports.**

## **NOTES**

**A qualified Ontario Land Surveyor may be required to provide the geodetic elevations. A qualified engineer may be required to design the proposed work. Authority staff should be contacted to provide applicant with exact requirements for the subject proposal.**

ALL RIGHTS TO THESE DRAWINGS ARE RESERVED  
BY THE DESIGNER. NO PART OF THESE DRAWINGS  
SHALL BE REPRODUCED OR TRANSMITTED IN ANY  
FORM OR BY ANY MEANS, WITHOUT THE WRITTEN PERMISSION  
OF THE DESIGNER.

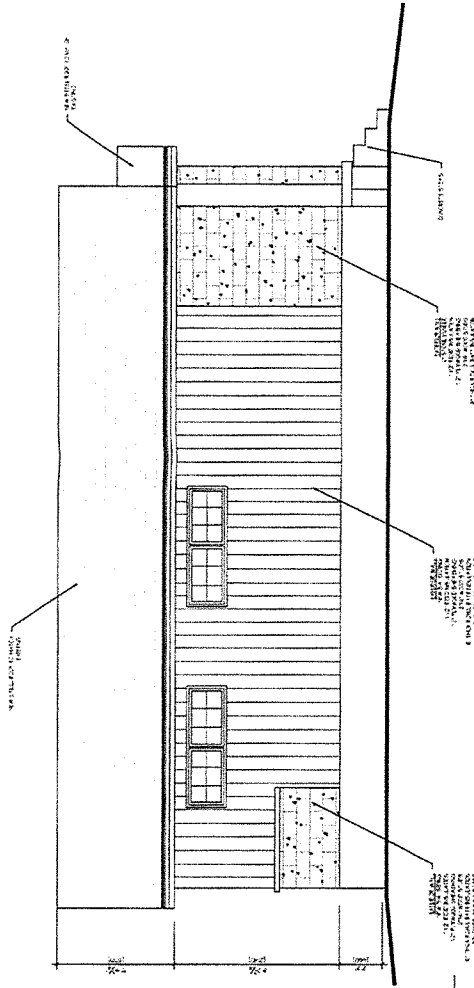
**GENERAL NOTES:**

NO	REVISION	BY	DATE
1	PLACING DRAWING	N. J. JOHNSON	02/20/20
2	ADD CHANGES	N. J. JOHNSON	02/20/20

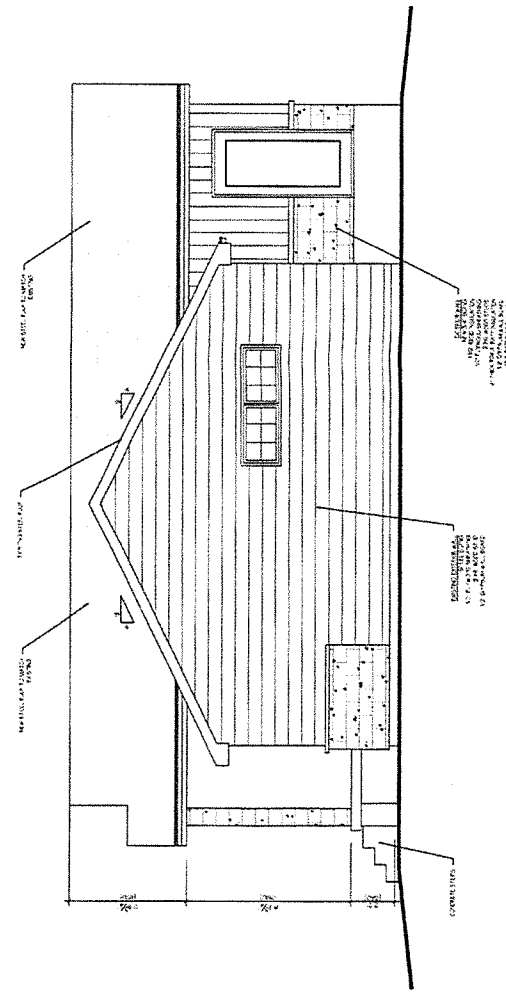


**PROJECT**  
JOHNSTON RESIDENCE  
COTTAGE ADDITION  
362 CEDAR ST  
TURKEY POINT, ONTARIO  
DWG TITLE  
ELEVATIONS

DATE	02/20/20	PROJECT	JOHNSTON RESIDENCE
SCALE	1/4" = 1'-0"	DRAWN BY	N. J. JOHNSON
		CHECKED BY	N. J. JOHNSON
		DATE	02/20/20



**WEST ELEVATION**



**EAST ELEVATION**

ALL RIGHTS TO THESE DRAWINGS ARE RESERVED  
THEY MAY NOT BE REPRODUCED OR ANY FORM  
WITHOUT THE WRITTEN PERMISSION

**GENERAL NOTES:**

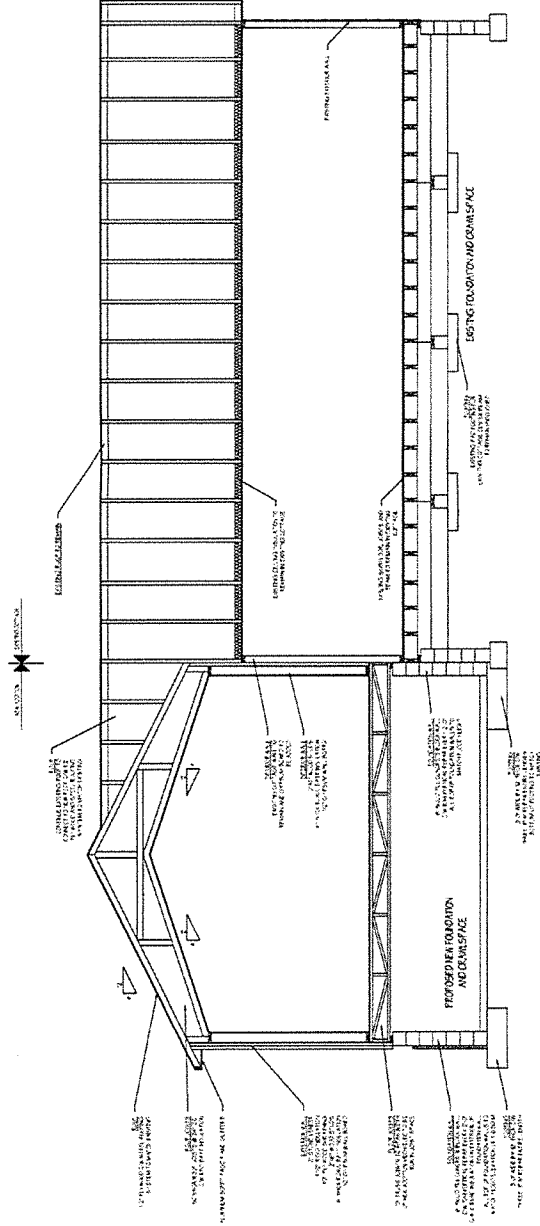
1. ALL DIMENSIONS TO FACE UNLESS NOTED OTHERWISE
2. ALL MATERIALS TO BE USED AS NOTED OR APPROVED BY THE ENGINEER
3. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL BUILDING CODE
4. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL ELECTRICAL CODE
5. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL PLUMBING CODE
6. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL MECHANICAL CODE
7. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL FIRE CODE
8. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL SAFETY CODE
9. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL ENVIRONMENTAL CODE
10. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL HEALTH CODE
11. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL EDUCATION CODE
12. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL RESEARCH CODE
13. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL ARTS AND CULTURE CODE
14. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL SPORTS AND RECREATION CODE
15. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL TRANSPORTATION CODE
16. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL INFRASTRUCTURE CODE
17. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL ENERGY CODE
18. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL ENVIRONMENTAL PROTECTION CODE
19. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL CLIMATE CHANGE CODE
20. ALL WORK TO BE DONE IN ACCORDANCE WITH THE CANADIAN NATIONAL SUSTAINABLE DEVELOPMENT CODE

NO.	REVISION	BY	DATE
1	ISSUED FOR PERMIT	AS	10/10/2023
2	ISSUED FOR PERMIT	AS	10/10/2023
3	ISSUED FOR PERMIT	AS	10/10/2023
4	ISSUED FOR PERMIT	AS	10/10/2023
5	ISSUED FOR PERMIT	AS	10/10/2023
6	ISSUED FOR PERMIT	AS	10/10/2023
7	ISSUED FOR PERMIT	AS	10/10/2023
8	ISSUED FOR PERMIT	AS	10/10/2023
9	ISSUED FOR PERMIT	AS	10/10/2023
10	ISSUED FOR PERMIT	AS	10/10/2023
11	ISSUED FOR PERMIT	AS	10/10/2023
12	ISSUED FOR PERMIT	AS	10/10/2023
13	ISSUED FOR PERMIT	AS	10/10/2023
14	ISSUED FOR PERMIT	AS	10/10/2023
15	ISSUED FOR PERMIT	AS	10/10/2023
16	ISSUED FOR PERMIT	AS	10/10/2023
17	ISSUED FOR PERMIT	AS	10/10/2023
18	ISSUED FOR PERMIT	AS	10/10/2023
19	ISSUED FOR PERMIT	AS	10/10/2023
20	ISSUED FOR PERMIT	AS	10/10/2023



COUNTY: JOHNSTON RESIDENCE  
PROJECT: COTTAGE ADDITION  
362 CEDAR ST  
TURKEY POINT, ONTARIO  
DRAWN BY: [Name]  
CROSS SECTION

SCALE: 1/8" = 1'-0"  
DATE: 10/10/2023  
DRAWING NO: A30

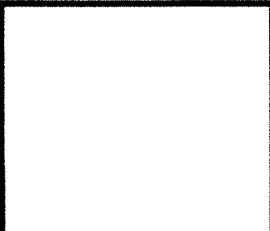


CROSS SECTION  
1/8" = 1'-0"

ALL RIGHTS TO THESE DRAWINGS ARE RESERVED. THEY MAY NOT BE COPIED OR USED IN ANY FORM WITHOUT EXPRESS WRITTEN PERMISSION.

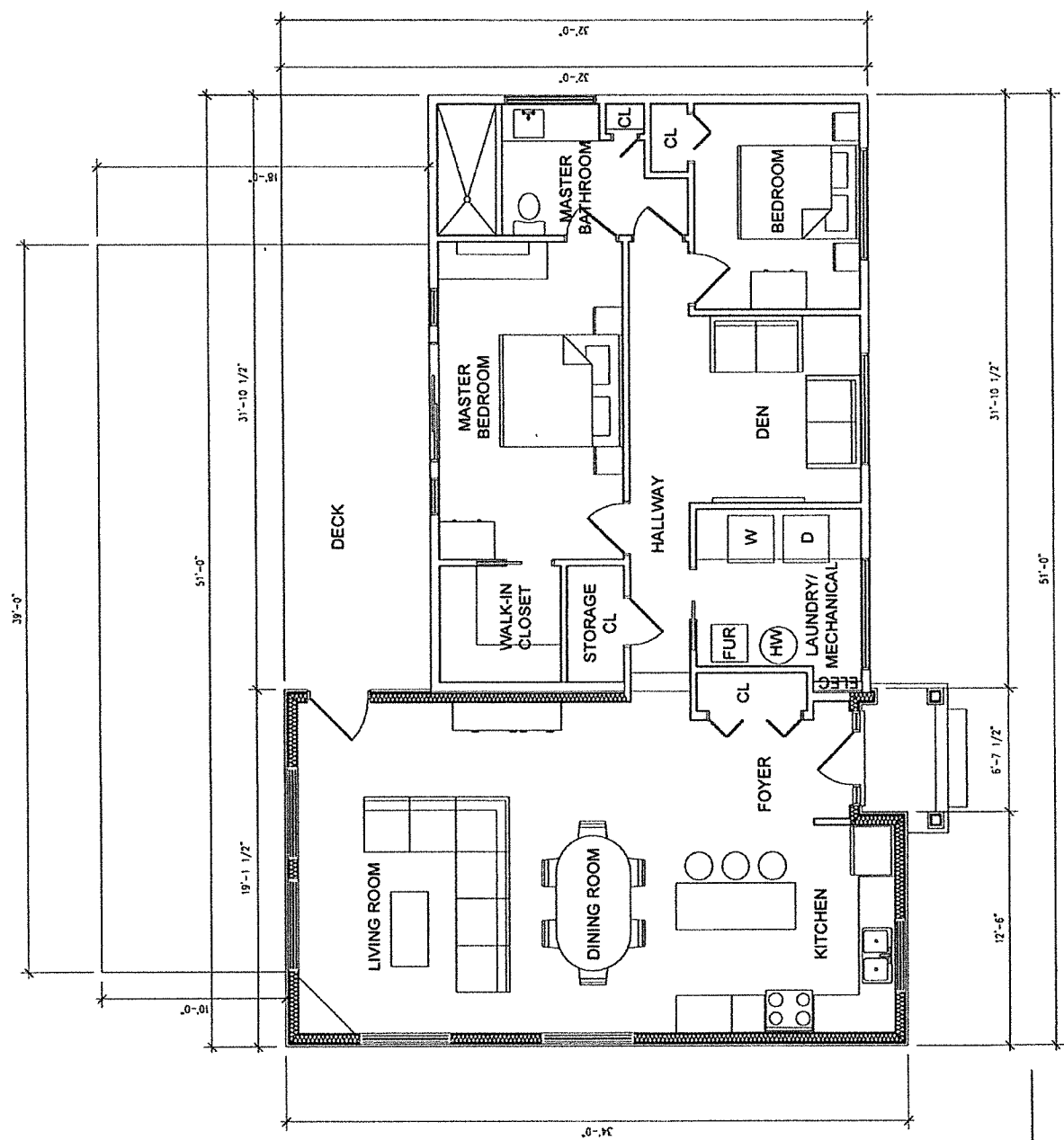
GENERAL NOTES:

NO.	REVISION	BY	DATE



CLIENT	JOHNSTON RESIDENCE
PROJECT	COTTAGE ADDITION
DWG. TITLE	FLOOR PLAN

DATE	DEC. 18, 2016	DRAWING NO.	A1.0
SCALE	AS NOTED	DRAWN BY	AJ

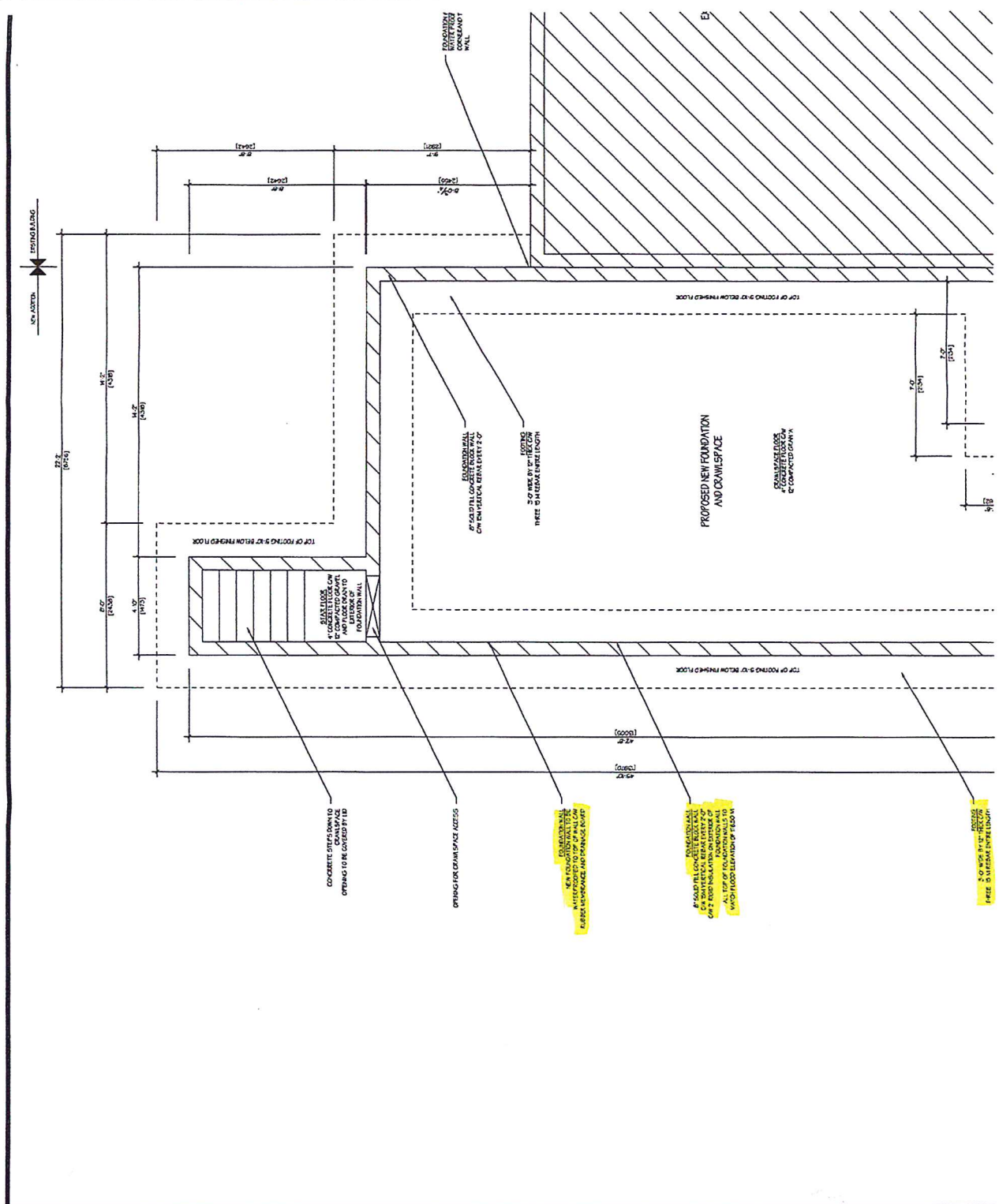


**FLOOR PLAN**  
SCALE: 3/8" = 1'-0"

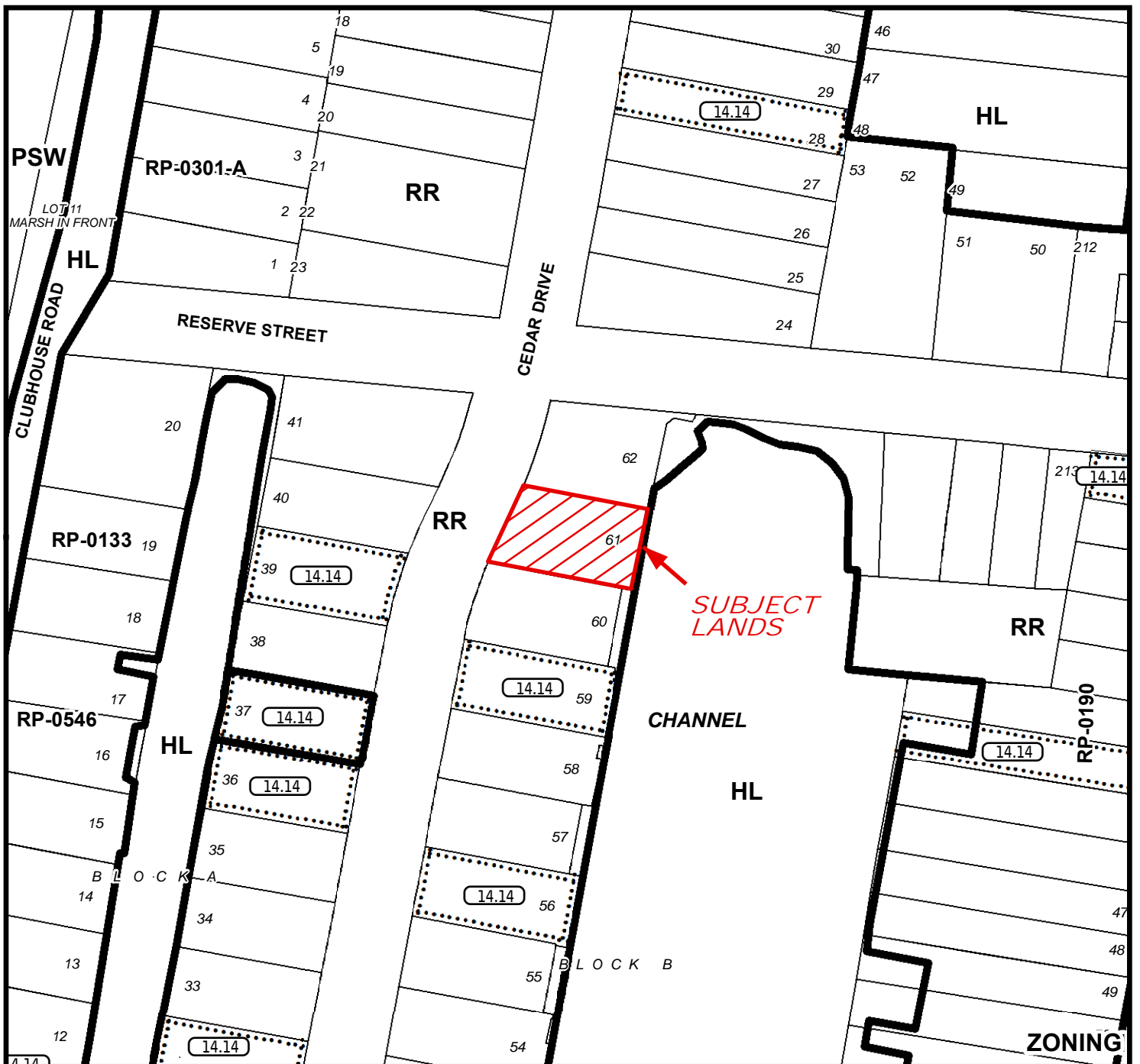
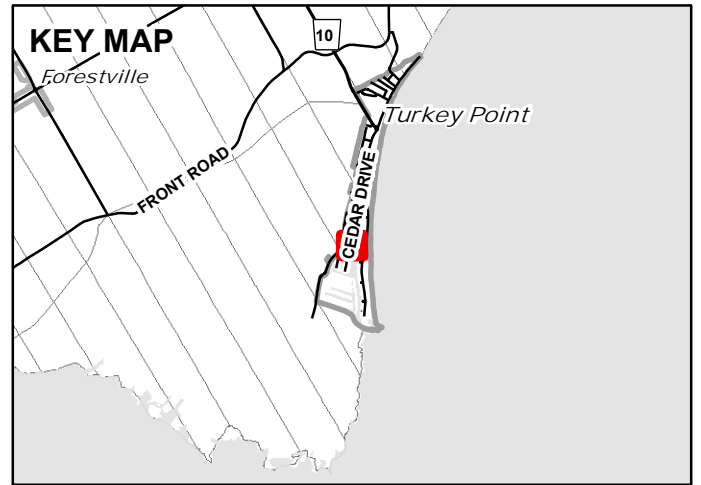
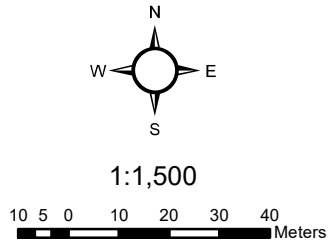


FOUNDATION PLAN





**MAP 1**  
**File Number: ANPL2017062**  
Geographic Township of  
**CHARLOTTEVILLE**

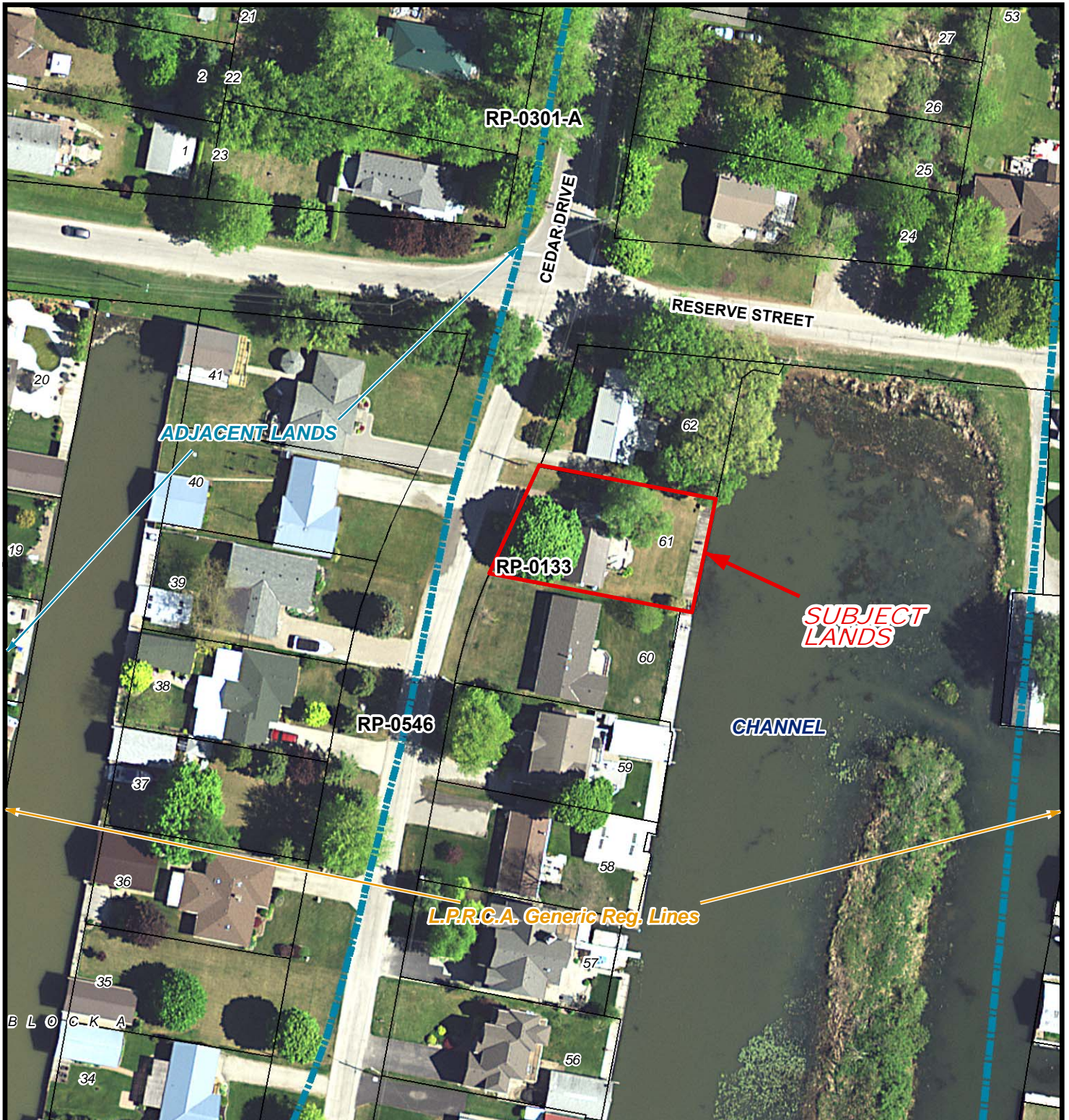
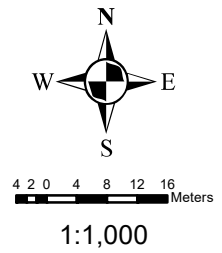




# MAP 2

File Number: ANPL2017062

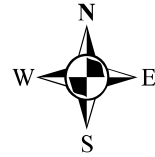
Geographic Township of CHARLOTTEVILLE



# MAP 3

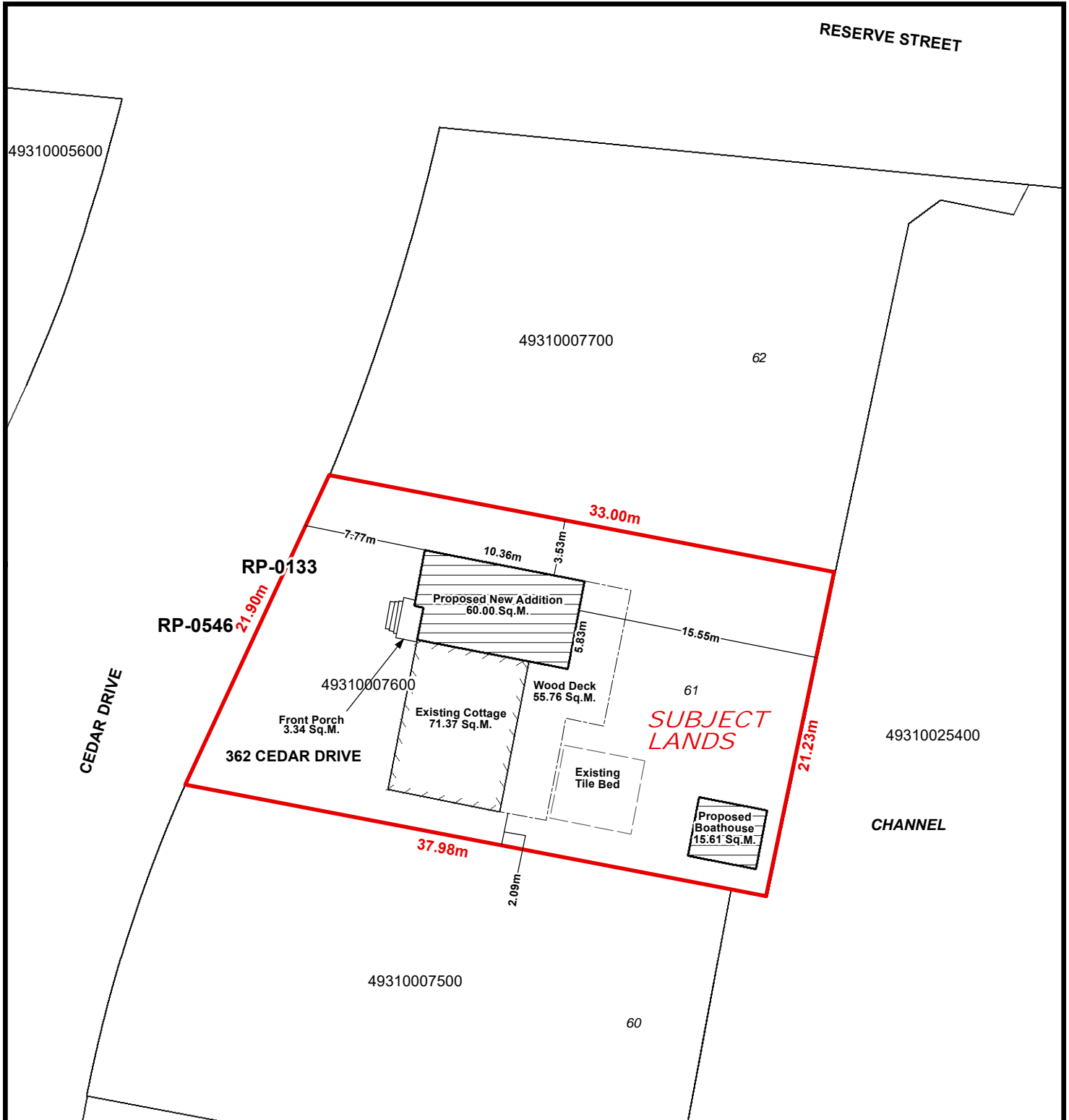
File Number: ANPL2017062

Geographic Township of CHARLOTTEVILLE



0 1 2 3 4 Meters

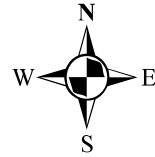
1:350



# LOCATION OF LANDS AFFECTED

File Number: ANPL2017062

Geographic Township of CHARLOTTEVILLE



10.0 1 2 3 4 Meters

1:350

