



FILE NO. B-45/89

ROLL NO. _____

THE PLANNING ACT

CITY OF NANTICOKE

APPLICATION FOR CONSENT

A. APPLICANT INFORMATION

1. Name of Owner Schuyler Farms Limited Phone No. 426-5784
Address RR 4 Simcoe Postal Code N3Y 4K3

Fax No. 426-7838
2. Owner's Solicitor or Authorized Agent R.C. Dixon, O.L.S. Phone No. 426-0842
Address 51 Park Road (RR.) Postal Code N3Y 4J9
Simcoe Fax No. 426-1034

Please specify to whom all communications be sent:

☐ Owner ☒ Solicitor/Agent

B. LOCATION/LEGAL DESCRIPTION OF PROPERTY

1. Former Municipality Townsend
Town or Village _____
Concession Number XIV Lot Number 9
Registered Plan Number _____ Lot(s)/Block(s) _____
Reference Plan Number _____ Part Number(s) _____
Number and Name of Street/Road 429 Highway N^o 3

B. LOCATION/LEGAL DESCRIPTION OF PROPERTY (Continued)

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2. Are there any easements or restrictive covenants affecting the property?

☐ Yes

☒ No

If Yes, describe the easement or covenant and its effect:

C. PURPOSE OF APPLICATION

1. Type and purpose of proposed transaction: (check the appropriate space)

Transfer: ☐ creation of a new lot Other: ☐ a charge

☒ boundary adjustment ☐ a lease

☐ an easement/right-of-way ☐ a correction of title

2. Name of persons(s), if known, to whom land or interest in land is to be transferred, leased or charged: _____

3. If a boundary adjustment, identify the Assessment Roll No. of the lands to which the parcel will be added. 70-815-10

4. If application involves a residential lot in a rural/agricultural area, please complete Form 1 which is available upon request.

5. If application proposes to divide a farm into two smaller agricultural parcels, please complete Form 2 which is available upon request.

D. PROPERTY AND SERVICING INFORMATION:

1. Description of land intended to be SEVERED:

Frontage: 60' Depth: 250' Area: 15,000 ft²

Existing Use: vacant agricultural Proposed Use: residential

Number and type of buildings and structures existing on land to be severed:

nil

Number and type of buildings and structures proposed on land to be severed:

nil

2. Description of land intended to be RETAINED: irregular - see attached map

Frontage: _____ Depth: _____ Area: _____

Existing Use: _____ Proposed Use: _____

Number and type of buildings and structures existing on land to be retained:

Number and type of buildings and structures proposed on land to be retained

3. Access to land intended to be SEVERED:

☐ Unopened Road ☐ Municipal Road ☐ Regional Road

☒ Provincial Highway ☐ Other (specify) _____

Name of Road/Street Highway N° 3

4. Access to land intended to be RETAINED:

☐ Unopened Road ☐ Municipal Road ☐ Regional Road

☒ Provincial Highway ☐ Other (specify) _____

Name of Road/Street Highway N° 3

5. Services

☐ Municipal Water and Sewer ☐ Municipal Water and Private Sewage

☐ Municipal Sewer and Well ☐ Private Sewage System and Well

☐ Other (specify) n/a

E. LAND USE

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1. What is the existing official plan designation(s) of the lands: Agricultural
2. What is the zoning of the lands: Agriculture
3. Are any of the following uses or features on the subject lands or within 500 metres (1,640 feet) of the subject lands, unless otherwise specified. Please check the appropriate boxes, if any apply:

Use or Feature	On the Subject Lands	Within 500 Metres (1,640 feet) of Subject Lands (Indicate Distance)
An Agricultural Operation, including livestock facility or stockyard (See 4)	—	yes Bellet Fur Farms
A Municipal Landfill	—	—
A Sewage Treatment Plant or Waste Stabilization Plant	—	—
A Provincially significant wetland (Class 1, 2 or 3 wetland) or a provincially significant wetland within 120 metres of the subject lands. (400 feet)	—	—
Floodplain	—	—
A Rehabilitated Mine Site	—	—
A Non-Operating Mine Site within 1 Kilometre	—	—
An Active Mine Site	—	—
An Industrial or commercial use and specify the use(s)	—	—
An Active Railway Line	—	—
Seasonal Wetness of land	—	drainage ditch
Erosion	—	—
Abandoned Gas Wells	—	—

4. If there are any livestock operations within 500 metres (1640 feet) of the subject lands, please complete Form 3 which is available upon request.

F. HISTORY OF PROPERTY:

1. Has the owner previously severed any land from this land holding or any other land the owner has interest in since August 24, 1978?

☒ Yes

☐ No

If the answer to the above question is yes:

How many separate parcels have been created: 0

Dates(s) these parcels were created: _____

The name of the transferee for each parcel: _____

For what uses? boundary adjustment in 1999

2. If this application proposes to sever a dwelling made surplus through farm amalgamation, when were the farm properties amalgamated?

Construction Date of Dwelling to be severed: _____

3. Have the lands subject of this application ever been the subject of an application for approval of a Plan of Subdivision or Consent under the Planning Act?

☐ Yes ☒ No ☐ Unknown

If YES, provide the File number, if known and the decision made on the application.

File No.: _____ Decision: _____

4. Date of purchase of subject lands 1999

5. How many years has the owner farmed?: 30

In Ontario? ☒ In the Region? ☒ On this Farm Holding? _____

G. CURRENT APPLICATION:

1. Are the subject lands currently the subject of a proposed Official Plan or Official Plan Amendment that has been submitted for approval?

☐ Yes ☒ No ☐ Unknown

If Yes, and if known, specify the appropriate file number and status of the application _____

2. Are the subject lands the subject of an application for a Zoning By-Law Amendment, Minister's Zoning Order Amendment, Minor Variance, Consent or Plan of Subdivision?

☐ Yes ☒ No ☐ Unknown

If Yes, and if known, specify the appropriate file number and status of the application _____

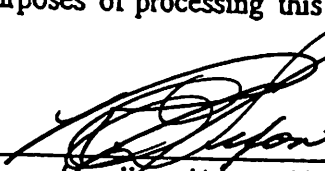
H. SKETCH

1. The application shall be accompanied by a sketch showing the following:
- the boundaries and dimensions of the subject lands including the part that is to be severed and the part that is to be retained.
 - the boundaries and dimensions of any land owned by the owner of the subject lands and that abuts the subject lands.
 - the distance between the subject lands and the nearest municipal lot line or landmark, such as a railway crossing or bridge.
 - the location of all land previously severed from the parcel originally acquired by the current owner of the subject lands.
 - the approximate location of all natural and artificial features on the subject lands and adjacent lands, including railways, highways, roads, watercourses, drainage ditches, river or stream banks, wetlands, wooded areas.
 - the existing use(s) on adjacent lands.
 - the location, width and name of any roads within or abutting the subject land, indicating whether it is an unopened road allowance, a public travelled road, a private road or a right-of-way.
 - where access to the subject lands is by water only, the location of the parking and boat docking facilities to be used.
 - the location and nature of any restrictive covenant or easement affecting the subject land
 - if the severed parcel is to be conveyed to an abutting property owner, please identify the abutting property with name and instrument number exactly as now registered.
 - the location of any existing sewage system and well, on the lot to be created and/or retained.

I. FREEDOM OF INFORMATION

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For the purposes of the 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 for the purposes of processing this application.


Owner/Applicant/Agent Signature

July 6, 1999
Date

J. DECLARATION

I, Richard C. Dixon of the Town of Simcoe
in the Reg. Mun. of Hald-Norfolk 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.

Declared before me at the


CITY OF NANTICOKE

in the REGION

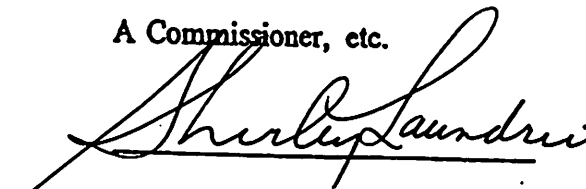
of HALDIMAND

this 7th day of

July, A.D., 1999


Owner/Applicant/Agent
Signature

A Commissioner, etc.



SHIRLEY ANNE LAUNDRIE,
A COMMISSIONER, ETC.,
REGIONAL MUNICIPALITY OF
HALDIMAND-NORFOLK FOR
THE CORPORATION OF THE
CITY OF NANTICOKE.
EXPIRES MAY 21, 2002.

FILE NO.: _____

OWNER'S AUTHORIZATION

(Required only if party other than owner is making this application)

I/We Schuyler Farms Ltd.

the owners of the lands being subject of this application do hereby
authorize and appoint

R. C. Dixon, O.L.S.

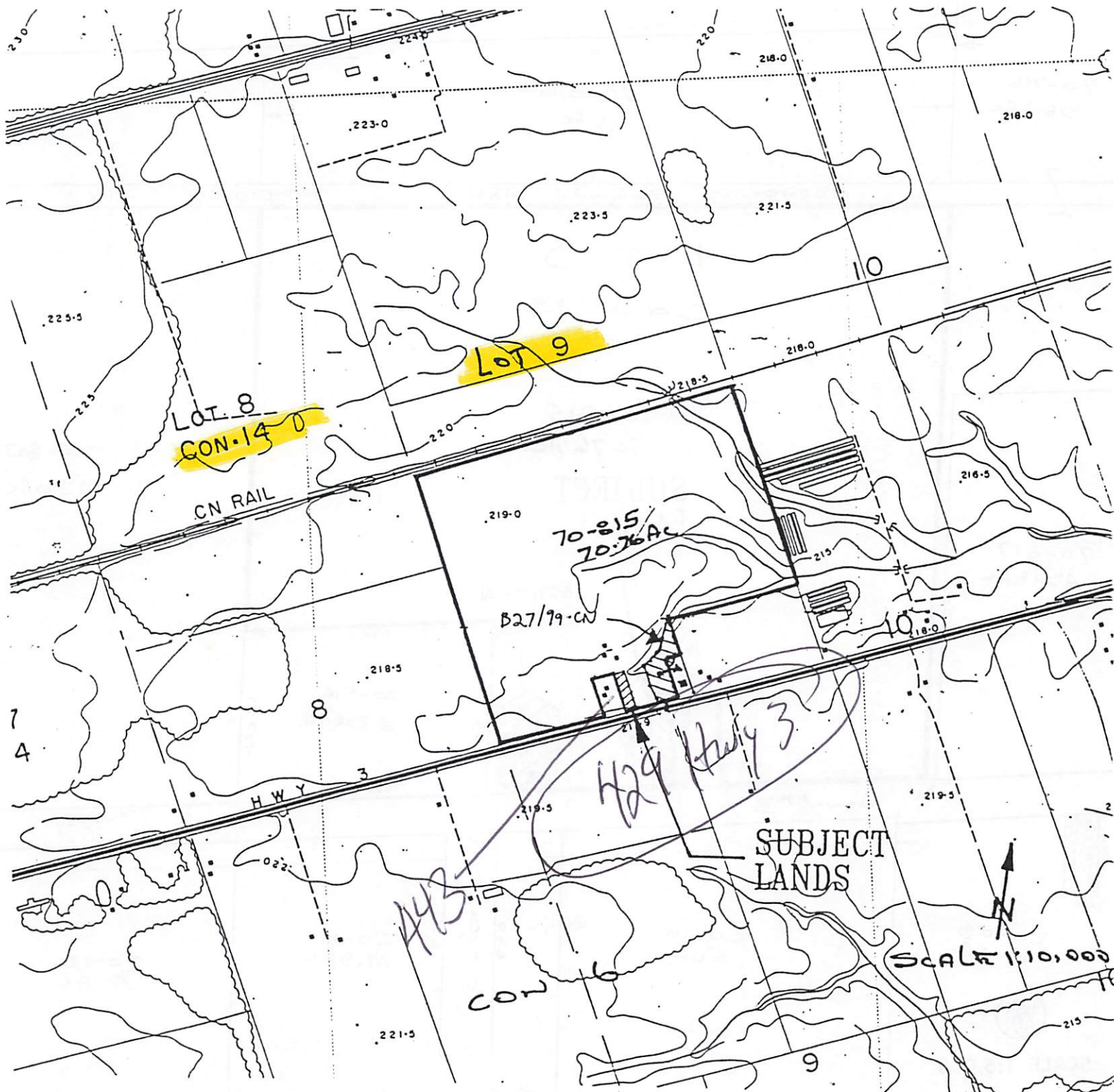
as my/our agent to make this application on my/our behalf and to conduct
all communications on my/our behalf respecting same.

DATE: July 7, 1989

SIGNATURES: 

FORMER MUNICIPALITY: Townsend

FORMER MUNICIPALITY: Townsend



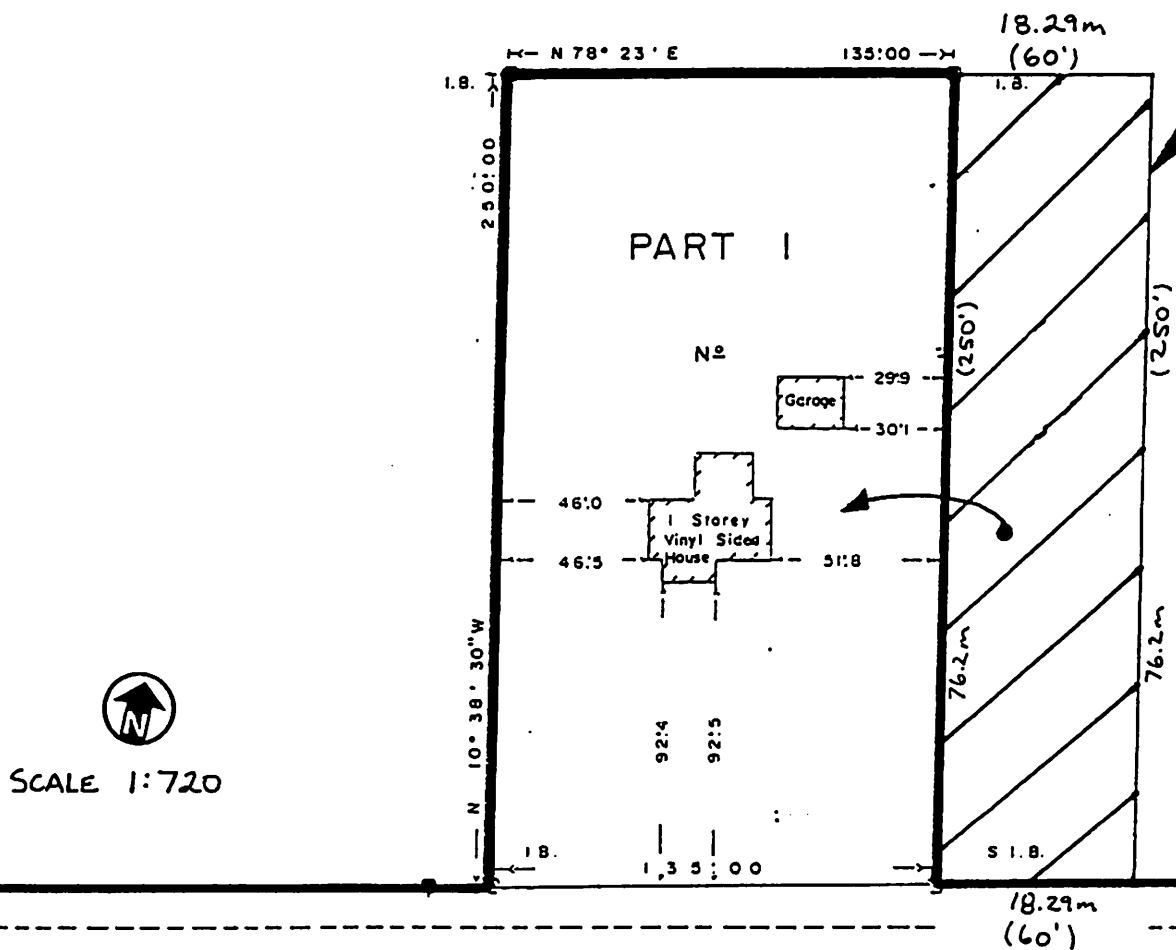
MAP N° 4 TO FILE NUMBER B-45/99-CN

FORMER MUNICIPALITY: TOWNSEND

LOT 9
CON. 14

Schuyler Farms Limited

SUBJECT
LANDS



SCALE 1:720

HIGHWAY

N° 3