

Surplus Dwelling Severance

Revised Feb 13, 2022

| | | | |
|-----------------------------|---------------|-----------------------------|-------------|
| For Office Use Only: | BNPL2022054 | Application Fee | 3451.00 |
| File Number | N/A | Conservation Authority Fee | N/A |
| Related File Number | N/A | Well & Septic Info Provided | Yes - OSSD |
| Pre-consultation Meeting | Feb 14, 2022 | Planner | Hanne Yager |
| Application Submitted | March 2, 2022 | Public Notice Sign | - |
| Complete Application | | | |

Check the type of planning application(s) you are submitting.

- ☐ Consent/Severance/Boundary Adjustment
☒ Surplus Farm Dwelling Severance and Zoning By-law Amendment
☐ Minor Variance
☐ Easement/Right-of-Way

Property Assessment Roll Number: 54202037600 54202037700**A. Applicant Information****Name of Owner** 453997 Ontario Limited (Terry Devos)

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 1100 12th Concession Road
Town and Postal Code Langton, ON N0E 1G0
Phone Number
Cell Number 519-410-7676
Email matt@hometownbrew.co,

Name of Applicant Matt Devos
Address 1100 12th Concession Road
Town and Postal Code Langton, ON N0E 1G0
Phone Number
Cell Number 519-410-7676
Email matt@hometownbrew.co,



Name of Agent David Roe , Civic Planning Solutions Inc.
Address 61 Trailview Dr.
Town and Postal Code Tillsonburg, ON N4G 0C6
Phone Number _____
Cell Number 519-983-8154
Email civicplanningsolutions@nor-del.com

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

☐ Owner

☐ Agent

☒ Applicant

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

None

B. Location, Legal Description and Property Information

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

North Walsingham Con 11, Pt Lot 13

Municipal Civic Address: 1026 12th Concession Road

Present Official Plan Designation(s): Hamlet and Agricultural

Present Zoning: A

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

☒ Yes ☒ No If yes, please specify:

3. Present use of the subject lands:

Agricultural cash crops



4. 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, and height on your attached sketch which must be included with your application:

Dwelling, 2 barns and a shed .

5. If an addition to an existing building is being proposed, please explain what it will be used for (for example a bedroom, kitchen, or bathroom). If new fixtures are proposed, please describe.

n/a

6. 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, and height on your attached sketch which must be included with your application:

nothing at this time

7. 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:

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

9. Existing use of abutting properties:

Residential and agricultural

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

☐ Yes ☒ No If yes, describe the easement or restrictive covenant and its effect:

C. Purpose of Development Application

Note: Please complete all that apply.

1. Site Information

| | Existing | Proposed |
|--|-------------------|-----------------|
| Please indicate unit of measurement, for example: m, m ² or % | | |
| Lot frontage | 326.2m | |
| Lot depth | 688.3m | |
| Lot width | 632.85m | |
| Lot area | 39.17ha (96.78ac) | |
| Lot coverage | | |
| Front yard | | |
| Rear yard | | |
| Left Interior side yard | | |
| Right Interior side yard | | |
| Exterior side yard (corner lot) | | |

2. Please outline the relief requested (assistance is available):

3. Please explain why it is not possible to comply with the provision(s) of the Zoning By-law:

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

Frontage: 50m

Depth: 73m

Width: 50m

Lot Area: 3650m²

Present Use: Agricultural

Proposed Use: Residential

Proposed final lot size (if boundary adjustment):



Revised Feb 13, 2022

If a boundary adjustment, identify the assessment roll number and property owner of the lands to which the parcel will be added: _____

Description of land intended to be retained in metric units: Parcel C

Frontage: 276.25m

Depth: 688.3m

Width: 632.8m

Lot Area: 38ha (93.8ac)

Present Use: Agricultural

Proposed Use: Agricultural

Buildings on retained land: 2 barns Barns are used for storage only

5. Description of proposed right-of-way/easement in metric units: n/a

Frontage: _____

Depth: _____

Width: _____

Area: _____

Proposed Use: _____

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

Revised Feb 13, 2022

Owners Name: See attached presentation

Roll Number: _____

Total Acreage: _____

Workable Acreage: _____

Existing Farm Type: (for example: corn, orchard, livestock) _____

Dwelling Present?: ☐ Yes ☐ No If yes, year dwelling built _____



REvised

Owners Name: _____
Roll Number: _____
Total Acreage: _____
Workable Acreage: _____
Existing Farm Type: (for example: corn, orchard, livestock) _____
Dwelling Present?: ☐ Yes ☐ No If yes, year dwelling built _____

Owners Name: _____
Roll Number: _____
Total Acreage: _____
Workable Acreage: _____
Existing Farm Type: (for example: corn, orchard, livestock) _____
Dwelling Present?: ☐ Yes ☐ No If yes, year dwelling built _____

Owners Name: _____
Roll Number: _____
Total Acreage: _____
Workable Acreage: _____
Existing Farm Type: (for example: corn, orchard, livestock) _____
Dwelling Present?: ☐ Yes ☐ No If yes, year dwelling built _____

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

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 (for example: gas station, or petroleum storage): _____
2. Is there reason to believe the subject lands may have been contaminated by former uses on the site or adjacent sites? ☐ Yes ☒ No ☐ Unknown
3. Provide the information you used to determine the answers to the above questions:
knowledge of owner



4. 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:

2. 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, including the Endangered Species Act, 2007. 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:

existing agricultural lands

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

If no, please explain:

not within a source water protection area

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

4. 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 adjacent

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 _____

Floodplain

☐ On the subject lands or ☐ within 500 meters – distance _____

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
☒ Individual wells
☐ Communal wells
☐ Other (describe below)

Sewage Treatment

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

Storm Drainage

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

2. Existing or proposed access to subject lands

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

Name of road/street:

12th Concession Road

G. Other Information

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

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

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 applicant acknowledges the future disconnection of the power lines.
This will take place immediately after severance.

DS


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. Existing and proposed easements and right of ways
4. Parking space totals – required and proposed
5. All dimensions of the subject lands
6. Dimensions and setbacks of all buildings and structures
7. Location and setbacks of septic system and well from all existing and proposed lot lines, and all existing and proposed structures
8. Names of adjacent streets
9. Natural features, watercourses and trees

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 (to verify location and condition)
- ☐ Environmental Impact Study
- ☐ Geotechnical Study / Hydrogeological Review
- ☐ Minimum Distance Separation Schedule
- ☐ Record of Site Condition
- ☐ Agricultural Impact Assessment

Your development approval might also be dependent on Ministry of Environment Conservation and Parks, 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. Transfers, Easements and Postponement of Interest

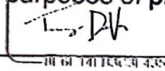
The owner acknowledges and agrees that if required it is their solicitor's responsibility on behalf of the owner for the registration of all transfer(s) of land to the County, and/or transfer(s) of easement in favour of the County and/or utilities. Also, the owner further acknowledges and agrees that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

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.

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/Agent Signature

11/17/2021

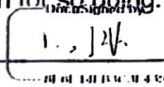
Date

J. 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 453997 Ontario Limited (Matt Devos) am/are the registered owner(s) of the lands that is the subject of this application.

I/We authorize David Roe , Civic Planning Solutions Inc. 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

I have power to bind the corporation

11/17/2021

Date

11/17/2021

Date



K. Declaration

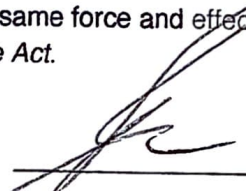
I, David Roe of Oxford County

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:

Norfolk County




Owner/Applicant/Agent Signature

In Province of Ontario

This 13TH day of JANUARY

A.D., 20 22



A Commissioner, etc.

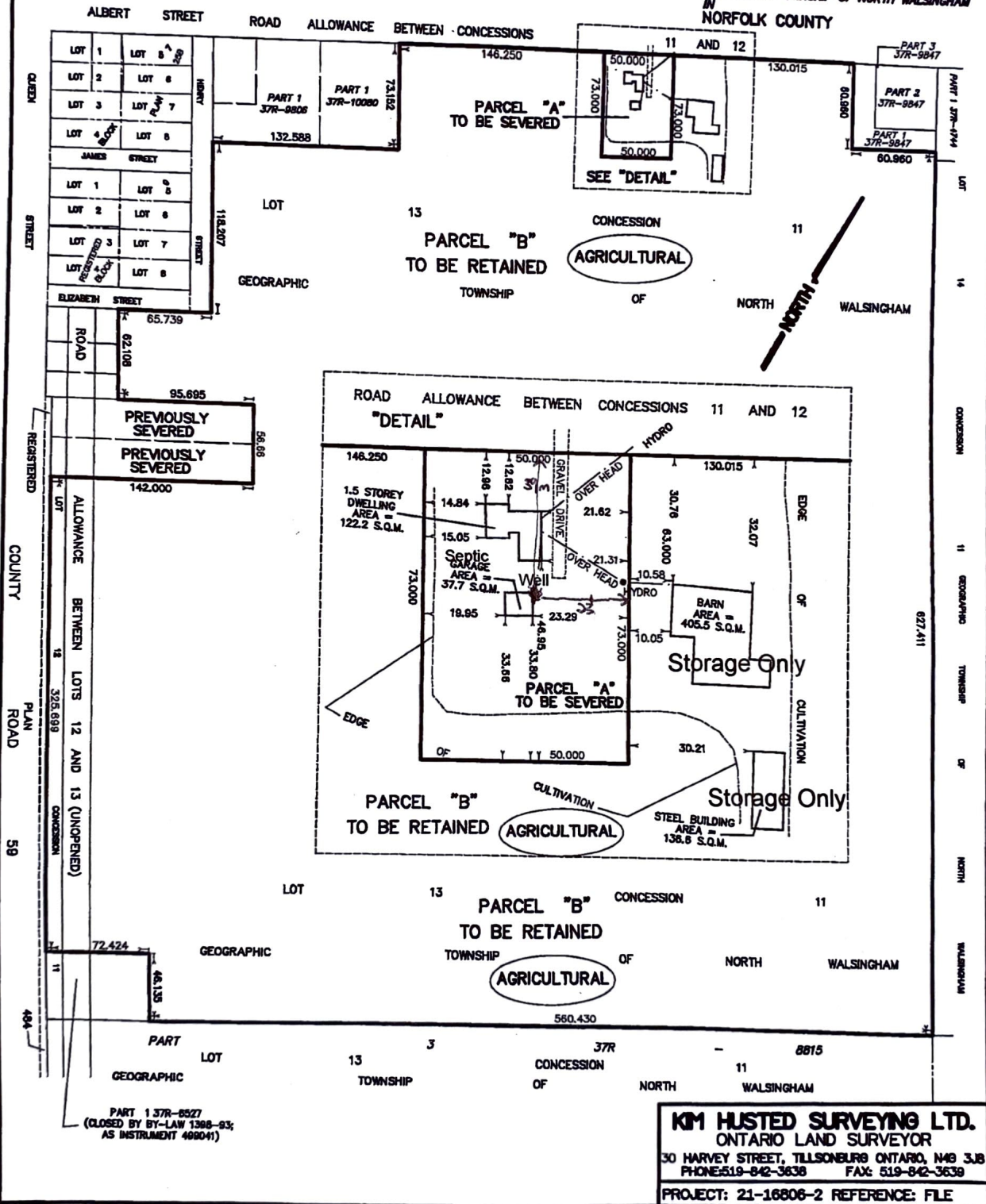
Leanne Carla Robinson, a Commissioner etc.
Province of Ontario
for John P. Hanselman, Barrister & Solicitor
Expires August 25, 2024

Revised Feb 13 2022

PARCEL "A" TO BE SEVERED
AREA = 3650.0 SQUARE METRES
PARCEL "B" TO BE RETAINED
AREA = 38.00 HECTARES

NOT TO SCALE
KIM HUSTED SURVEYING LTD.

SKETCH FOR PROPOSED SEVERANCE
PART OF LOTS 12 AND 13 AND
PART OF THE ROAD ALLOWANCE
BETWEEN LOTS 12 AND 13
(CLOSED BY BY-LAW PASSED MAY 13th 1873
REGISTERED AS INSTRUMENT 40778 APRIL 20th 1876)
CONCESSION 11
GEOGRAPHIC TOWNSHIP OF NORTH WALSHINGHAM
IN NORFOLK COUNTY







Working together with our community
to provide quality services.

Evaluation Form for Existing On-Site Sewage Systems

Date: July 2009

| | | | | | |
|--|--|--|--|--|--|
| OFFICE USE ONLY | | FILE NO.: | | DATE RECEIVED: | |
| PROPERTY INFORMATION | | Municipal Address: 1026 12TH CON RD. RR#1 LANGTON ON | | | |
| Owner: 453997 ONT. LTD % TERRY DEVGS | | Lot: P+ LT 12E13 | | Concession: 11 | |
| Lot Area: 97.7 acres | | Lot Frontage: | | Assessment Roll No. 331054202037700 | |
| PURPOSE OF EVALUATION | | <input type="checkbox"/> Consent <input type="checkbox"/> Minor Variance <input type="checkbox"/> Site Plan <input type="checkbox"/> Zoning <input checked="" type="checkbox"/> Other _____ | | | |
| BUILDING INFORMATION | | <input checked="" type="checkbox"/> Residential <input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Agricultural | | | |
| Building Area: 1100 sq ft | | No. of Bedrooms: 3 | | No. of Fixture Units: 12 | |
| | | Is the building currently occupied? <input checked="" type="checkbox"/> Yes / No If No, how long? 50 YRS+ | | | |
| EVALUATOR'S INFORMATION | | Evaluator's Name: ALLEN BAILEY | | Company Name: 300790 ONT LTD / BAILEY TRUCKING | |
| Address: 2627 Rd 45 RR#3 LANGTON P+ LT 20 CON 9 | | Postal Code: N0E 1G0 | | Phone: 519 983 3058 | |
| Email: allenbaileytrucking@yahoo.ca | | BCIN # 40139/ | | 40493 | |
| SITE EVALUATION | | Ground Cover (trees, bushes, grass, impermeable surface): TREED FARM LOT GRASS TOPSOIL | | Soil Type: TOPSOIL 12" SAND 6' | |
| 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: 6+ ft. | |
| Surface Discharge Observed: Yes <input checked="" type="checkbox"/> No | | Odour Detected: Yes <input checked="" type="checkbox"/> No | | Current Weather (at time of evaluation): CLEAR + COOL | |
| SYSTEM EVALUATION | | 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: 800 Gal. | | Pump: Yes <input checked="" type="checkbox"/> No | |
| Distribution System: Area: <input checked="" type="checkbox"/> Trench Bed <input type="checkbox"/> Filter Medium | | No. of Tile Runs: 6 | | Total Length of Tile: 300' | |
| | | | | Distance Between Tile Runs: 5' | |
| Tile Material: <input checked="" type="checkbox"/> PVC <input type="checkbox"/> Clay <input type="checkbox"/> Other | | Ends: <input type="checkbox"/> Capped <input type="checkbox"/> Joined | | Cover: <input checked="" type="checkbox"/> Filter Cloth <input checked="" type="checkbox"/> STONE <input type="checkbox"/> Sand <input type="checkbox"/> Top Soil <input type="checkbox"/> Seeded | |
| Setbacks: | | Tank | | Distribution Pipe | |
| Distance to Buildings & Structures (ft) | | 6' | | 20' | |
| Distance to Bodies of Water (ft) | | UNKNOWN 100'+ | | UNKNOWN 100'+ | |
| Distance to Nearest Well (ft) | | 50' | | 104' | |
| Distance to Proposed Property Lines | | Front TO BE DETERMINED Rear UNKNOWN AT INSPECTION Side Side | | Front TO BE DETERMINED Rear UNKNOWN AT INSPECTION Side Side | |

| | |
|-----------------------------------|--|
| OVERALL SYSTEM RATING | <input checked="" type="checkbox"/> System Working Properly / No Work Required <input type="checkbox"/> System Functioning / Maintenance Required <input type="checkbox"/> System Not Functioning / Minor Repair Required <input type="checkbox"/> System Failure/Major Repair / Replacement Required <p><u>Note:</u> 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.</p> <p><u>Additional Comments:</u> <div style="text-align: center; margin-top: 10px;"> OLDER CLASS IV SYSTEM FUNCTIONING PROPERLY AT TIME OF INSPECTION </div> </p> |
| VERIFICATION | <p><u>OWNER:</u> 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.</p> <p>I, <u>TERRY DEVOS</u> (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.</p> <div style="display: flex; justify-content: space-between; margin-top: 20px;"> <div style="width: 45%;"> <p><u></u> Owner Signature</p> </div> <div style="width: 45%;"> <p><u>JAN 15, 2022</u> Date</p> </div> </div> |
| EVALUATOR: | <p>1. I, <u>ALLEN BAILEY</u> 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.</p> <div style="display: flex; justify-content: space-between; margin-top: 20px;"> <div style="width: 45%;"> <p><u></u> Evaluator Signature</p> </div> <div style="width: 45%;"> <p><u>JAN 14 2022</u> Date</p> </div> </div> |
| BUILDING DIVISION COMMENTS | <p>Comments: _____</p> <p>_____</p> <p>I, _____ have reviewed the information contained in this form as submitted.</p> <div style="display: flex; justify-content: space-between; margin-top: 10px;"> <div style="width: 45%;"> <p>_____ Chief Building Official or designate</p> </div> <div style="width: 45%;"> <p>_____ Date</p> </div> </div> |

Revised: March 24, 2012



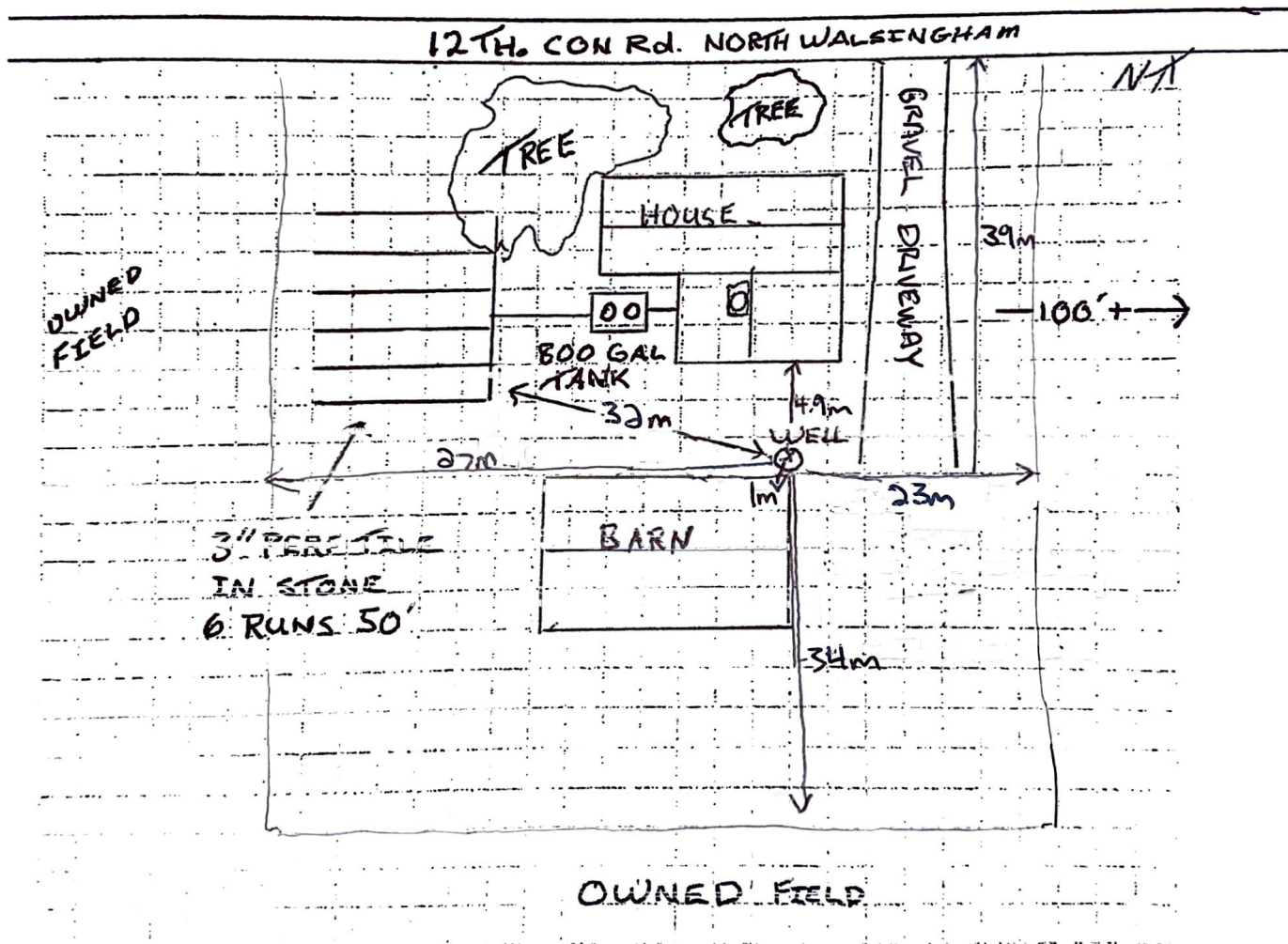
On Site Sewage Disposal System Location Plan

DATE: JAN 14 2022

APPLICATION NUMBER: _____

OWNER 453997 ONT. LTD c/o JERRY DEVOSEVALUATOR 300790 DNT. LTD / BAILEY TRUCKING
ALLEN BAILEYPROPERTY ADDRESS 1026 12TH CON Rd. PT LOT 12+3 CON 11 N. WALSHINGHAM

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: ALLEN BAILEYNOTE: The above sketch is not to exact scale.

FOR MINISTRY USE ONLY



Ministry of
Consumer and
Commercial
Ontario Relations

CERTIFICATE
THIS IS TO CERTIFY THAT THESE
ARTICLES ARE EFFECTIVE ON

AUGUST 15, 1980

R. Lee De'os

Assistant Controller of Records
COMPANIES SERVICES BRANCH

ONTARIO CORPORATION NUMBER

453997

| | | | | |
|---------------------------------|-----------------------------------|--------------------------------------|--------------------------------|-------------------------------------|
| Trans Code 18 A | Line No. 20 0 | Stat 28 0 | Comp Type 29 A | Method Incorp. 30 3 |
| Share 31 S | Notice Req'd 32 N | Jurisdiction 33 ONTARIO | | |

ARTICLES OF INCORPORATION

Form 1
The Business
Corporations
Act

1. THE NAME OF THE CORPORATION IS

453997 ONTARIO LIMITED

2. THE ADDRESS OF THE HEAD OFFICE IS

R.R. #1,

(Street & Number or R.R. Number & if Multi-Office Building give Room No.)

Langton, Ontario

(Name of Municipality or Post Office)

N O R F I O L
(Postal Code)

Township of Norfolk

(Name of Municipality, Geographical Township)

in the

Regional Municipality of Halldimand-
(County, District, Regional Municipality) Norfolk

3. THE NUMBER OF DIRECTORS IS ONE

4. THE FIRST DIRECTOR(S) IS/ARE

NAME IN FULL, INCLUDING
ALL GIVEN NAMES

Terry Lee De'os

RESIDENCE ADDRESS, GIVING STREET & NO. OR R.R. NO.
& MUNICIPALITY OR POST OFFICE AND POSTAL CODE

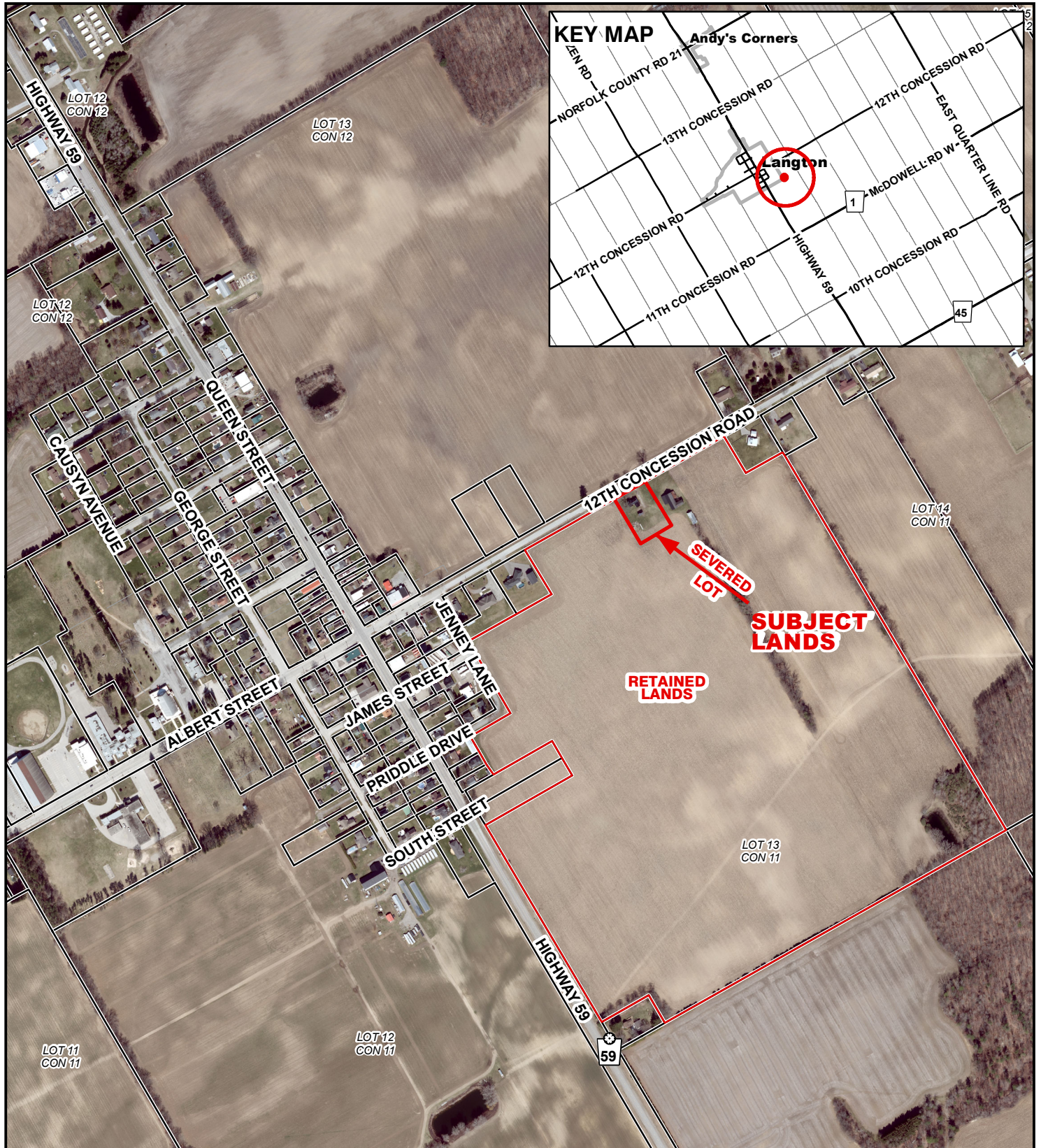
R.R. #1, Langton, Ontario. NOR IGO

453997 ONTARIO LIMITED

[illegible]

CONTEXT MAP

Geographic Township of NORTH WALSINGHAM

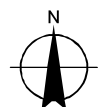


Legend

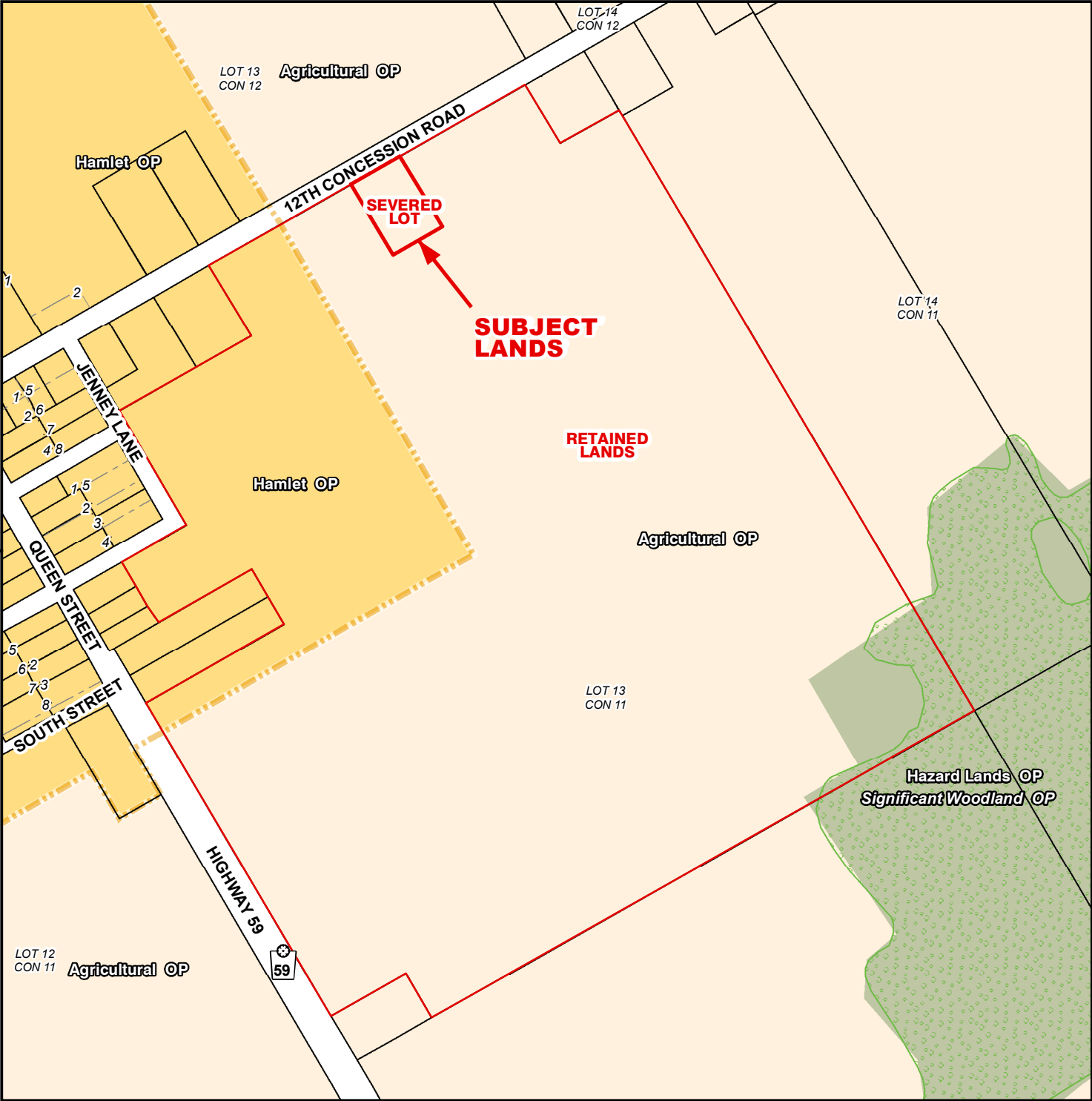
- Subject Lands
- Lands Owned

2020 Air Photo

3/3/2022










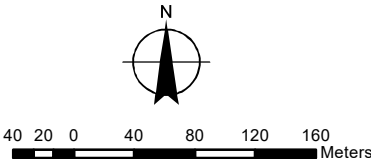
60 30 0 60 120 180 240 Meters



3/3/2022

Legend

- | | | |
|--|--|--|
|  Subject Lands |  Agricultural |  Hamlet Area Boundary |
|  Lands Owned |  Hazard Lands |  Significant Woodland |
| |  Hamlet | |

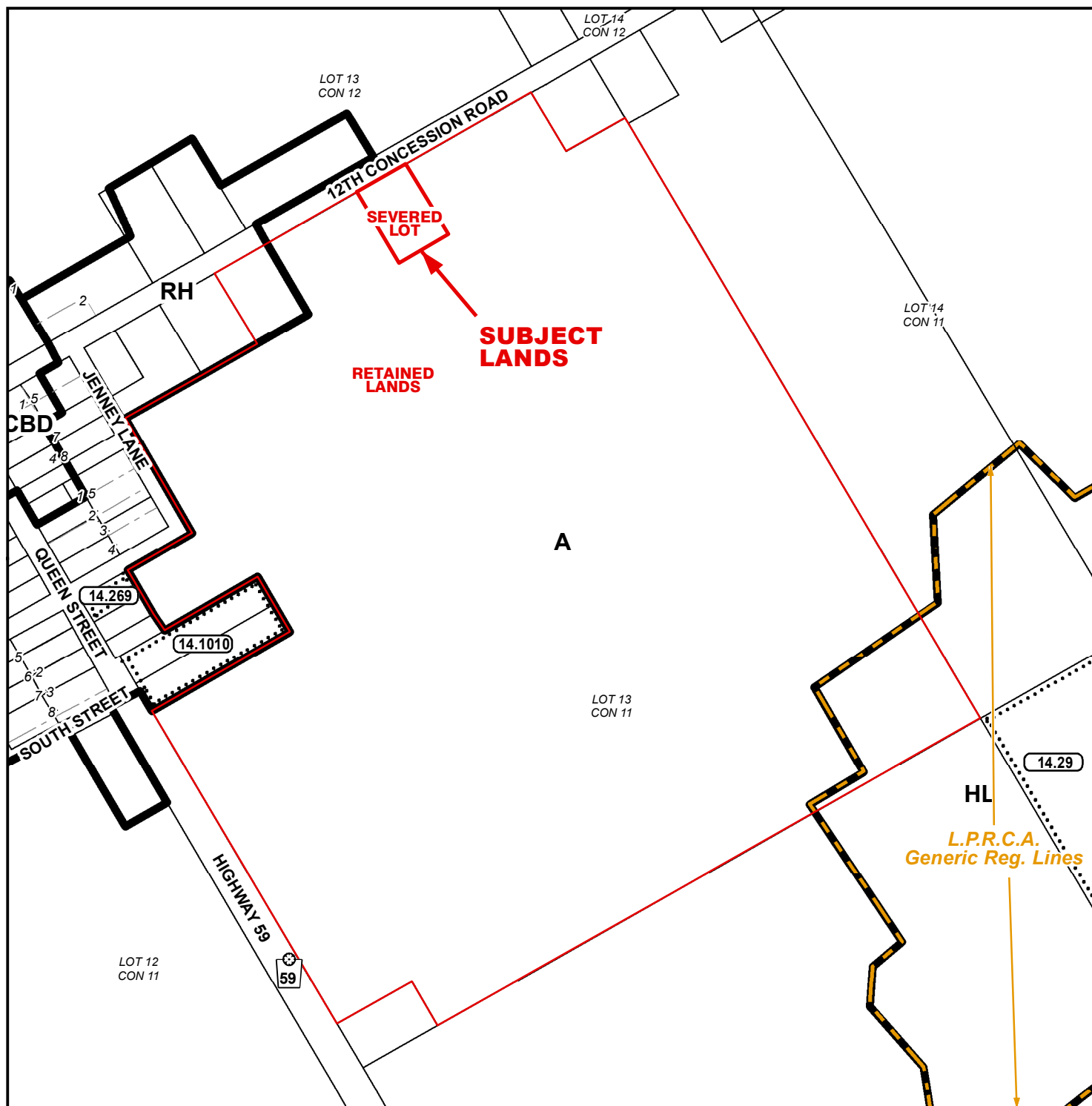


MAP C

ZONING BY-LAW MAP

Geographic Township of NORTH WALSINGHAM

BNPL2022054



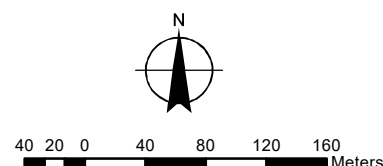
LEGEND

- Subject Lands
- Lands Owned
- LPRCA Generic RegLines

ZONING BY-LAW 1-Z-2014

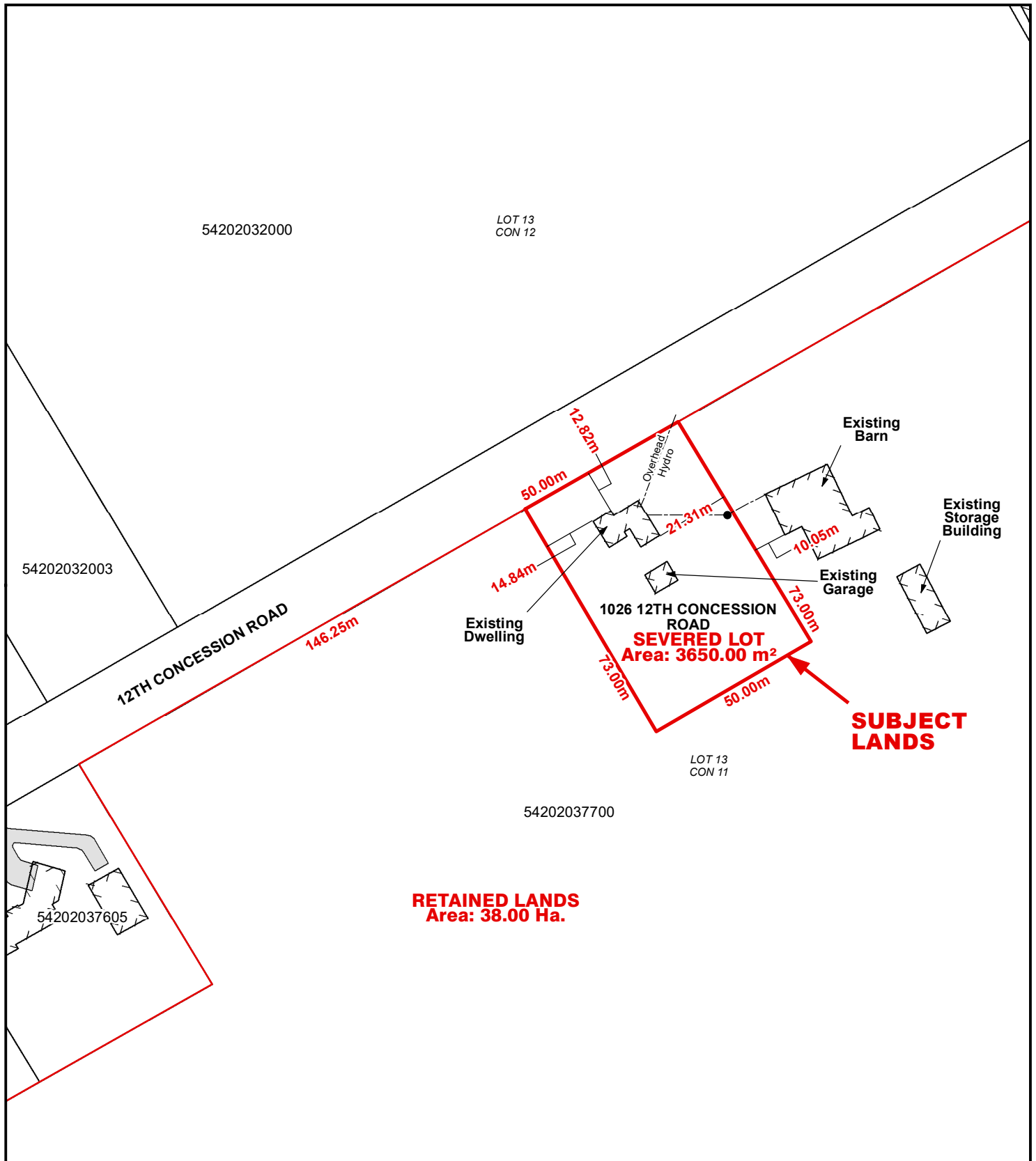
- (H) - Holding
- A - Agricultural Zone
- CBD - Central Business District Zone
- RH - Hamlet Residential Zone
- HL - Hazard Land Zone

3/3/2022



CONCEPTUAL PLAN

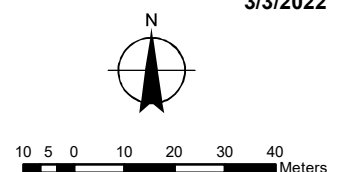
Geographic Township of NORTH WALSINGHAM



Legend

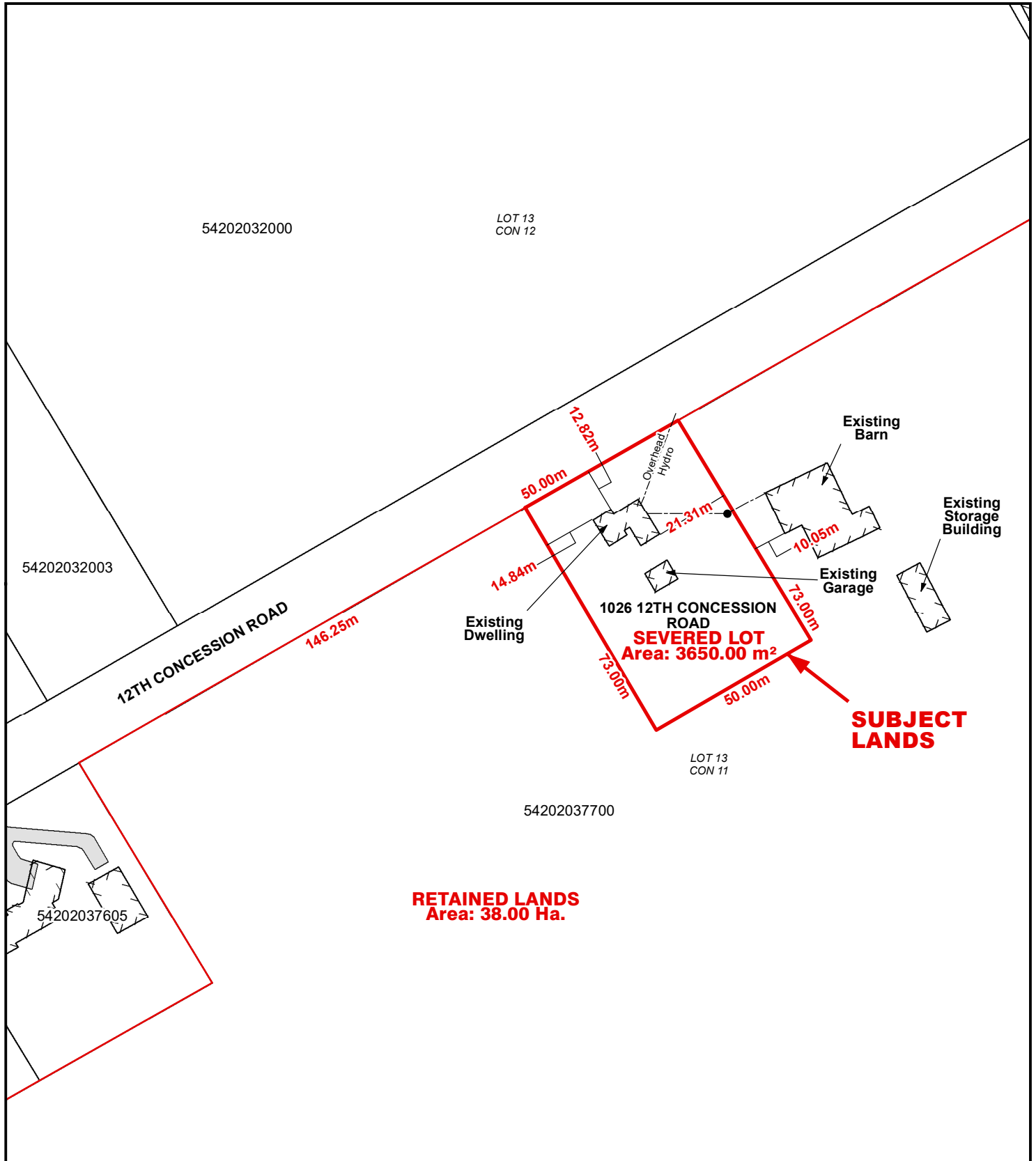
- Subject Lands
- Lands Owned

3/3/2022



CONCEPTUAL PLAN

Geographic Township of NORTH WALSINGHAM



Legend

- Subject Lands
- Lands Owned

3/3/2022

