

**Municipality of West Grey**  
402813 Grey Road 4  
RR 2 Durham, ON N0G 1R0  
Telephone No. 519-369-2200 Fax No. 519-369-5962

18100.0000

(January 2020)

2. SUBJECT PROPERTY

Municipal Address (if applicable) 642 Saddler Street E, Durham  
Assessment Roll Number No. 420526000518100  
Lot 26 Concession 1 EGR Registered Plan No. \_\_\_\_\_  
Lot \_\_\_\_\_ Reference Plan \_\_\_\_\_

3. DIMENSIONS OF SUBJECT PROPERTY (in metric)

Area: 0.09 hectares Frontage: 21.070 metres Depth: 36.800 metres

4. IS THERE AN EASEMENT(S) OR RESTRICTIVE COVENANT(S) THAT CURRENTLY APPLIES TO THE PROPERTY? IF SO, PLEASE EXPLAIN AND SHOW ON SKETCH. \_\_\_\_\_  
Surface and Mineral Rights only as per survey

5. WHAT IS THE EXISTING USE OF THE SUBJECT PROPERTY? \_\_\_\_\_  
Residential

6. WHAT IS THE PURPOSE OF THIS CONSENT APPLICATION?

New lot \_\_\_\_\_  
Lot addition ✓  
Lease / charge \_\_\_\_\_  
Easement / Right of way \_\_\_\_\_  
Other, specify \_\_\_\_\_

7. EXPLAIN THE CONSENT PROPOSAL AND INCLUDE THE INTENDED USE OF THE SUBJECT LANDS (BOTH PARCELS IF APPLICABLE): \_\_\_\_\_  
Sever off section at rear of property (2.676m Wide X 64.922m Deep) and join with adjacent property to the east ad to duplicate the severance of the mineral rights properties previously granted for the surface rights

8. IF APPLICABLE, STATE THE NAME OF THE PERSON TO WHOM THE LAND IS TO BE TRANSFERRED, CHARGED OR LEASED:  
Name(s): same as applicant  
Address: \_\_\_\_\_  
Phone: Home (\_\_\_\_\_) \_\_\_\_\_ Work (\_\_\_\_) \_\_\_\_\_ Cell (\_\_\_\_) \_\_\_\_\_  
E-mail address: \_\_\_\_\_

9. PROVIDE A DESCRIPTION OF THE PROPOSED LOTS (in metric units)

|                                  | Severed Parcel  |                  | Retained Parcel |
|----------------------------------|-----------------|------------------|-----------------|
|                                  | North of Part 4 | Part 3 (MR Only) |                 |
| Frontage (metres)                | 2.676           | 80.46            | 21.070          |
| Depth (metres)                   | 64.922          | 163.67           | 36.080          |
| Area (square metres or hectares) | 173.731 sq m    | 1.23 ha          | 760.206 sq m    |
| Current Use                      | Residential     | Vacant           | Residential     |
| Proposed Use                     | Residential     | Vacant           | Residential     |

10. INDICATE THE TYPE OF ROAD ACCESS:

| Severed Parcel           | Retained Parcel                     |   |
|--------------------------|-------------------------------------|---|
| <input type="checkbox"/> | <input type="checkbox"/>            | Provincial Highway                        |
| <input type="checkbox"/> | <input type="checkbox"/>            | County Road                               |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Municipal Road, open year-round           |
| <input type="checkbox"/> | <input type="checkbox"/>            | Municipal Road, not maintained year-round |
| <input type="checkbox"/> | <input type="checkbox"/>            | Private Right of Way                      |

11. INDICATE THE TYPE OF SERVICING:

| Type of Servicing                                     | Severed Parcel |          | Retained Parcel |          |
|---|----------------|----------|-----------------|----------|
|   | Existing       | Proposed | Existing        | Proposed |
| Water Servicing<br>Municipal, Communal , Private Well |                |          |                 |          |
| Sewer Servicing<br>Communal, Private Septic           |                |          |                 |          |
| Storm Servicing<br>Storm Sewer, Ditches, Swales       |                |          |                 |          |

12. PROVIDE THE FOLLOWING DETAILS FOR ALL BUILDINGS, EXISTING AND PROPOSED:  
(Use a separate page if necessary)

| Buildings               | Use of Building   | Ground Floor Area (m <sup>2</sup> ) | Total Floor Area (m <sup>2</sup> ) | No. of Storeys | Height (m) |
|-------------------------|-------------------|-------------------------------------|------------------------------------|----------------|------------|
| SEVERED PARCEL          |                   |                                     |                                    |                |            |
| Existing Building No. 1 |                   |                                     |                                    |                |            |
| Existing Building No. 2 |                   |                                     |                                    |                |            |
| Existing Building No. 3 |                   |                                     |                                    |                |            |
| Existing Building No. 4 |                   |                                     |                                    |                |            |
| Existing Building No. 5 |                   |                                     |                                    |                |            |
| Proposed Building No. 1 |                   |                                     |                                    |                |            |
| Proposed Building No. 2 |                   |                                     |                                    |                |            |
| Proposed Building No. 3 |                   |                                     |                                    |                |            |
| Retained Parcel         |                   |                                     |                                    |                |            |
| Existing Building No. 1 | Detached Bungalow | 159 sq m                            |                                    | 1              | 5 m        |
| Existing Building No. 2 | Auxillary Shed    | 30 sq m                             |                                    |                | 4 m        |
| Existing Building No. 3 |                   |                                     |                                    |                |            |
| Existing Building No. 4 |                   |                                     |                                    |                |            |
| Proposed Building No. 1 |                   |                                     |                                    |                |            |
| Proposed Building No. 2 |                   |                                     |                                    |                |            |
| Proposed Building No. 3 |                   |                                     |                                    |                |            |

13. WHAT IS THE LAND USE DESIGNATION OF THE SUBJECT LANDS ACCORDING TO THE COUNTY OF GREY OFFICIAL PLAN? Primary Settlement Area  
WHAT IS THE LAND USE DESIGNATION OF THE SUBJECT LANDS ACCORDING TO THE

WEST GREY OFFICIAL PLAN? (IF APPLICABLE) Residential

14. WHAT IS THE ZONING OF THE SUBJECT LANDS ACCORDING TO THE MUNICIPALITY OF WEST GREY ZONING BY-LAW? R1-B

15. IS THE CONSENT APPLICATION CONSISTENT WITH THE PROVINCIAL POLICY STATEMENT? Yes ☒ No ☐

17. HAS THE SUBJECT LANDS EVER BEEN THE SUBJECT OF AN APPLICATION FOR A PREVIOUS PLAN OF SUBDIVISION OR SEVERANCE? Yes ☒ No ☐

IF THE ANSWER IS "YES", PLEASE PROVIDE THE FILE NUMBER AND THE STATUS OF THE APPLICATION: Severance of mineral rights in 1976

18. HAS THE APPLICANT OR OWNER MADE APPLICATION FOR ANY OF THE FOLLOWING, EITHER ON OR WITHIN 120 METRES OF THE SUBJECT LAND?

|                         |                              |  |
|-------------------------|------------------------------|--|
| Official Plan Amendment | Yes <input type="checkbox"/> | No <input checked="" type="checkbox"/> |
| Zoning By-law Amendment | Yes <input type="checkbox"/> | No <input checked="" type="checkbox"/> |
| Minor Variance          | Yes <input type="checkbox"/> | No <input checked="" type="checkbox"/> |
| Consent                 | Yes <input type="checkbox"/> | No <input checked="" type="checkbox"/> |
| Plan of Subdivision     | Yes <input type="checkbox"/> | No <input checked="" type="checkbox"/> |
| Site Plan Control       | Yes <input type="checkbox"/> | No <input checked="" type="checkbox"/> |

IF ANY ANSWER TO ANY OF THE ABOVE IS "YES", PLEASE PROVIDE THE FOLLOWING INFORMATION:

File No. of Application: \_\_\_\_\_

Approval Authority: \_\_\_\_\_

Purpose of Application: \_\_\_\_\_

Status of Application: \_\_\_\_\_

Effect on the Current Application for Consent: \_\_\_\_\_

19. LIST ALL PUBLIC AGENCIES TO WHICH YOU DISCUSSED THIS CONSENT APPLICATION PRIOR TO SUBMITTING THIS APPLICATION:

Manager of Planning and Development - Lorelie Spencer

20. LIST THE TITLES OF ANY SUPPORTING DOCUMENTS SUBMITTED WITH THIS APPLICATION

(e.g. Planning Report, Environmental Impact Study, Traffic Study, Storm Water Management Report, etc.)

Survey / Deed / Parcel Registration Parts 4 and 5 & as in GS38020

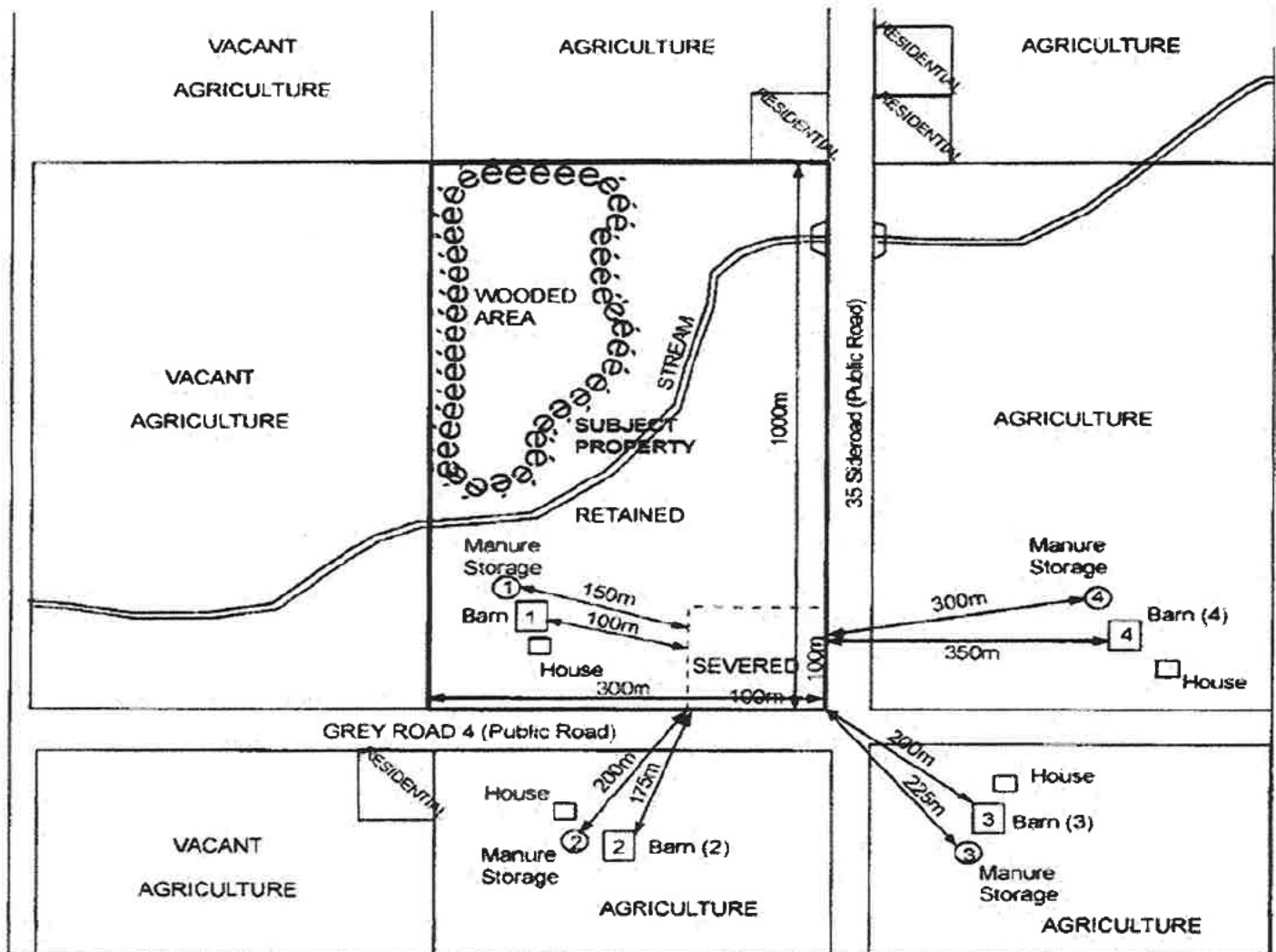
21. REQUIRED DRAWING

A drawing prepared to scale on an 11" x 14" sheet of paper is required showing:

- the north arrow;
- the lands that are owned by the owner/applicant, including dimensions;
- the lands that only subject to the application, if different from the above, including

- dimensions;
- the location of all open and unopen roads that abut the subject property;
- the location of all buildings or structures on the subject property, including setbacks from lot lines;
- the location of the septic system and well, if applicable;
- the location of driveways and parking areas on the subject property;
- the location of other features on the property including forested areas, watercourses;
- the location of easements on the subject property, if applicable;
- the uses of the adjacent lands;
- the location of all barns and manure storage facilities on the subject property and on lands within 500 metres of the subject property;

#### Sample Drawing



22. PUBLIC CONSULTATION

To meet the minimum requirements for Public Consultation under the *Planning Act*, the Planning Department undertakes public consultation on your behalf for your proposed development. Do you propose to undertake any further public consultation (at your own expense) on behalf of your proposal?

- ☒ No
- ☐ Yes, I have or plan to speak with my neighbours to clarify any concerns they may have
- ☐ Other plans: (public open houses, radio or newspaper advertisements, etc; please discuss these plans with the Department prior to initiating them)

23. UNDERSTANDING OF OWNER:

The following shall be signed the owner(s) of the subject property:

I (we), Don Tremble of the Municipality  
print your name(s) here  
of West Grey in the County/Region of Grey

understand and agree to the following:

1. I/we understand that the Application Fee / Deposit Agreement must be signed and submitted along with this application.
2. I/we agree to allow Municipality staff and its representatives to enter upon the premises for the purpose of performing inspections of the subject property.
3. I/we provide my/our consent, in accordance with the provisions of the Municipal Freedom of Information and Protection of Privacy Act, that the information on this application and any supporting documentation provided by myself, my agents, consultants and solicitors, as well as commenting letters of reports issued by the Municipality.

\_\_\_\_\_  
Signature of Owner Date

\_\_\_\_\_  
Signature of Owner Date

24. AUTHORIZATION FOR AGENT/SOLICITOR TO ACT FOR OWNER:

If the person applying for the Consent, as listed in Question 2, is not the owner of the property, as listed in Question 1, then the following must be completed and signed:

I (we), \_\_\_\_\_ of the \_\_\_\_\_  
print your name(s) here  
\_\_\_\_\_ in the County/Region of \_\_\_\_\_

hereby authorize \_\_\_\_\_ to serve as my/out agent.

\_\_\_\_\_  
Signature of Owner Date

\_\_\_\_\_  
Signature of Owner Date

25. AFFIDAVIT

The following must be signed in the presence of a Commissioner of Oath:

I (we), Don Tremblé of the Municipality of West Grey  
print your name(s) here  
in the County Region of Grey

solemnly declare that all the statements contained in this application are true, and I (we) 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 the Municipality of West Grey  
in the County/Region of County Grey  
this 2 of September, 2020.

Laura Wilson  
Name of Commissioner

Laura Wilson  
Signature

Laura Katherine Wilson, a Commissioner, etc.,  
Province of Ontario, for the Corporation of the  
Municipality of West Grey.  
Expires January 31, 2022

DON TREMBLE  
Applicant name in Print

[Signature]  
Signature of Applicant

Applicant name in Print

Signature of Applicant

To be completed by the Municipality:

Application fee of \$\_\_\_\_\_ received by the Municipality.

Conservation Authority review fee of \$\_\_\_\_\_ received by the Municipality

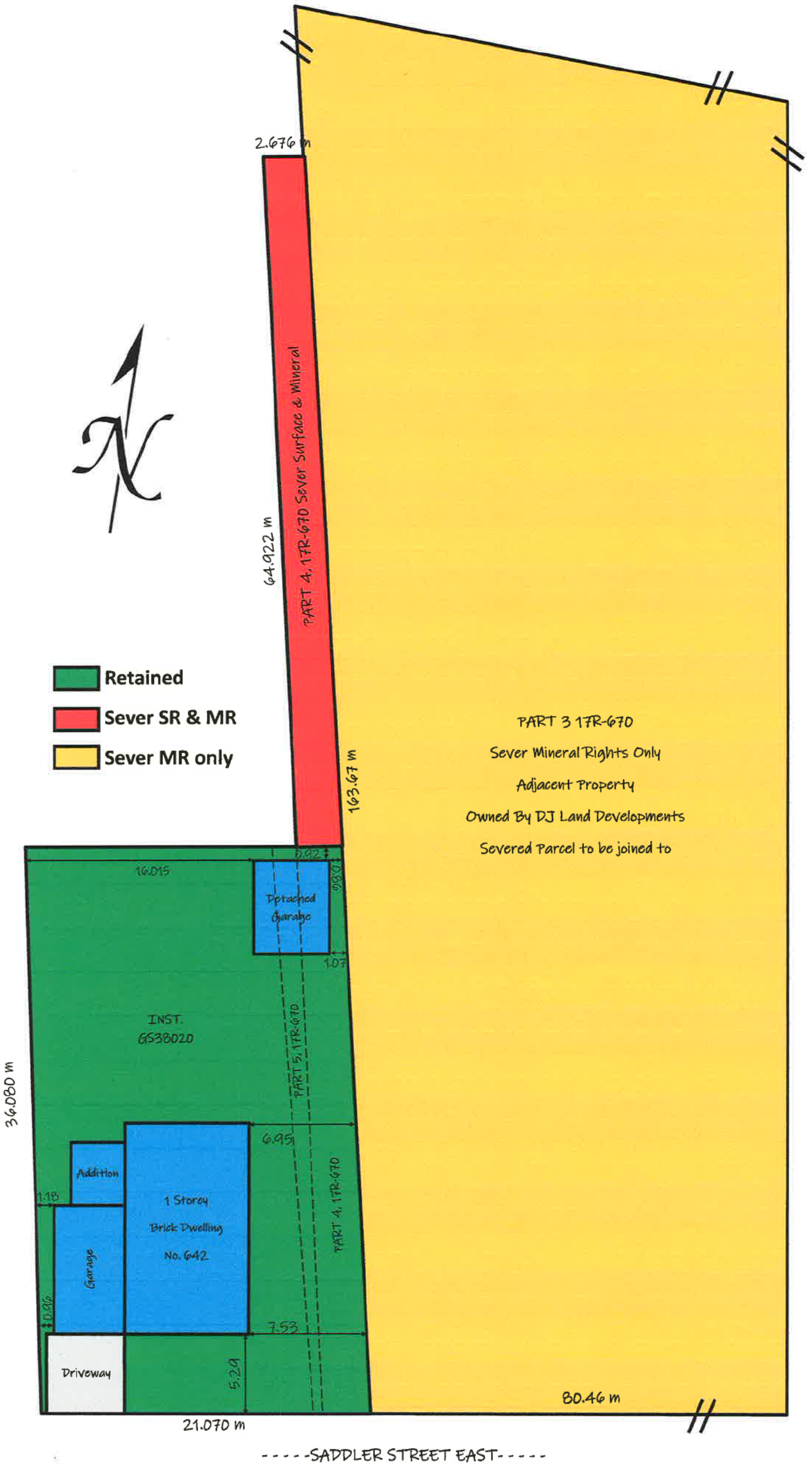
\_\_\_\_\_

Municipality staff signature

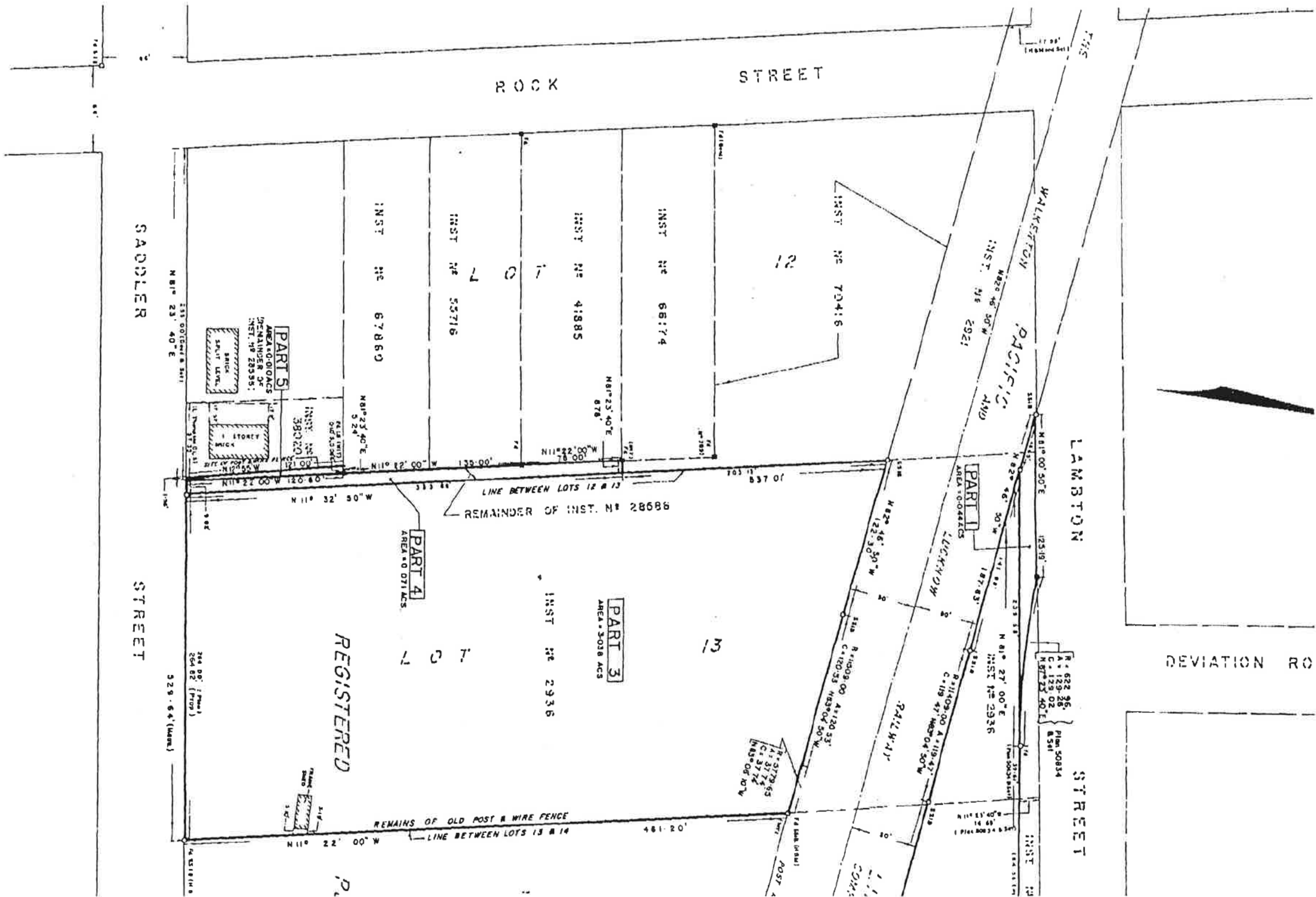




- Retained
- Sever SR & MR
- Sever MR only







ROCK STREET

SADDLE STREET

LAMSTON STREET

WALKERTON PACIFIC AVE

DEVIATION ROAD

REGISTERED

REMAINDER OF INST. NO. 28586

REMAINS OF OLD POST & WIRE FENCE

LINE BETWEEN LOTS 12 & 13

PART 4

PART 3

PART 1

PART 5

INST. NO. 2936

INST. NO. 2937

INST. NO. 2938

INST. NO. 2939

INST. NO. 2940

INST. NO. 2941

INST. NO. 2942

INST. NO. 2943

INST. NO. 2944

INST. NO. 2945

INST. NO. 2946

INST. NO. 2947

INST. NO. 2948

INST. NO. 2949

INST. NO. 2950

INST. NO. 2951

INST. NO. 2952

INST. NO. 2953

INST. NO. 2954

INST. NO. 2955

INST. NO. 2956

INST. NO. 2957

INST. NO. 2958

INST. NO. 2959

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INST. NO. 2988

INST. NO. 2989

INST. NO. 2990

INST. NO. 2991

INST. NO. 2992

INST. NO. 2993

INST. NO. 2994

INST. NO. 2995

INST. NO. 2996

INST. NO. 2997

INST. NO. 2998

INST. NO. 2999

INST. NO. 3000

#394 P.003/004

08/27/2020 13:14

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ucks



Ontario

ServiceOntario

PARCEL REGISTER (ABBREVIATED) FOR PROPERTY IDENTIFIER

LAND  
REGISTRY  
OFFICE #16

37319-0313 (LT)

PAGE 1 OF 1  
PREPARED FOR bmack001  
ON 2020/08/24 AT 09:06:00

\* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT \* SUBJECT TO RESERVATIONS IN CROWN GRANT \*

**PROPERTY DESCRIPTION:** PART PARKLT 12 N/S SADDLER ST E PLAN 500 DURHAM PARTS 4 AND 5, 17R670 (SURFACE RIGHTS ONLY) & AS IN GS38020; MUNICIPALITY OF WEST GREY

**PROPERTY REMARKS:** PLANNING ACT CONSENT AS IN GS96239.

**ESTATE/QUALIFIER:**

FEE SIMPLE  
LT CONVERSION QUALIFIED

**RECENTLY:**

DIVISION FROM 37319-0238

**PIN CREATION DATE:**

2020/01/20

**OWNERS' NAMES**

DJ LAND DEVELOPMENTS LTD.

**CAPACITY SHARE**

ROWN

| REG. NUM.   | DATE       | INSTRUMENT TYPE  | AMOUNT    | PARTIES FROM           | PARTIES TO                | CERT/<br>CHKD |
|---|------------|------------------|-----------|------------------------|---------------------------|---------------|
| ** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 2020/01/20 **                         |            |                  |           |                        |                           |               |
| **SUBJECT, ON FIRST REGISTRATION UNDER THE LAND TITLES ACT, TO  |            |                  |           |                        |                           |               |
| ** SUBSECTION 44(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPH 11, PARAGRAPH 14, PROVINCIAL SUCCESSION DUTIES |            |                  |           |                        |                           |               |
| ** AND ESCHEATS OR FORFEITURE TO THE CROWN.   |            |                  |           |                        |                           |               |
| ** THE RIGHTS OF ANY PERSON WHO WOULD, BUT FOR THE LAND TITLES ACT, BE ENTITLED TO THE LAND OR ANY PART OF  |            |                  |           |                        |                           |               |
| ** IT THROUGH LENGTH OF ADVERSE POSSESSION, PRESCRIPTION, MISDESCRIPTION OR BOUNDARIES SETTLED BY           |            |                  |           |                        |                           |               |
| ** CONVENTION.  |            |                  |           |                        |                           |               |
| ** ANY LEASE TO WHICH THE SUBSECTION 70(2) OF THE REGISTRY ACT APPLIES.                                     |            |                  |           |                        |                           |               |
| **DATE OF CONVERSION TO LAND TITLES: 2009/09/21 **  |            |                  |           |                        |                           |               |
| PLGS500   | 1849/12/04 | PLAN SUBDIVISION |           |                        |                           | C             |
| 17R670  | 1976/04/05 | PLAN REFERENCE   |           |                        |                           | C             |
| GY179600  | 2019/11/28 | TRANSFER         | \$375,000 | CLUCHEY, JEAN MARGARET | DJ LAND DEVELOPMENTS LTD. | C             |
| REMARKS: PLANNING ACT STATEMENTS.   |            |                  |           |                        |                           |               |