



Municipality of Magnetawan

RESOLUTION NO. 2023 - 64

March 8, 2023

Moved by: [Signature]

Seconded by: [Signature]

WHEREAS the Municipality of Magnetawan has received a request to support an application for consent for creation of 2 new lots located at 499 Roskopf Road, Magnetawan which is a municipally maintained public road, (Langford 4944 00 0121600). The property is legally described as CON 1, PART LOT 26 & 27 Township of Chapman hereinafter referred to as "the Lands";

WHEREAS the Municipal planning consultant has provided a report on the application with conditions; NOW THEREFORE BE IT RESOLVED THAT the Council of the Municipality of Magnetawan supports in principle the consent application for the Lands, which is valid only for a period of six (6) months; subject to the following conditions:

- That the foregoing conditions be fulfilled within two years of the notice of decision of the Planning Board;
- Draft Reference Plan to be approved by the Municipality prior to registration;
- Two (2) true certified paper copies of the registered plan and an electronic version with a certification that it is a true copy be provided to the Municipality;
- Draft copy of the deeds (with all schedules) to be approved by the Municipality prior to registration;
- A copy of the original executed transfer (deed) with all schedules be provided to the Municipality;
- Confirmation from the North Bay Mattawa Conservation Authority (NBMCA) that the proposed Severed and Retained Lots can be adequately serviced by individual on-site septic systems;
- Payment of all taxes, municipal legal fees, planning fees, all fees as per the current Fees and Charges By-law, Park Land Dedication By-law and all other fees associated with the processing of this application;
- The applicant enter into a Limited Service Agreement to be registered on title for Lot #2;
- That the applicant create a legal right of way for access to Lot #2;
- That the Applicant receive written acknowledgment from the Municipality that there is a suitable location for entrance on severed lot #1;
- That an development and/or a consent agreement be entered into to establish a building envelope on both severed lots ensuring appropriate setbacks from adjacent aggregate operation which will be registered on title;
- That a Zoning By-law Amendment be submitted to rezone severed Lot # 1 to address the non-compliant minimum lot area requirement.

Carried Defeated Deferred

[Signature]
Sam Dunnett, Mayor

Member of Council	Yea	Nay	Absent
Bishop, Bill			
Hetherington, John			
Hind, Jon			
Kneller, Brad			
Mayor: Dunnett, Sam			