

FEB 07 2023

RECEIVED



**The Corporation of the  
Municipality of Magnetawan**

Box 70 4304 Hwy 520

Magnetawan ON P0A 1P0

Phone 705 387 3947 Fax 705 387 4875

[www.magnetawan.com](http://www.magnetawan.com)

**APPLICATION FORM**

**ZONING BY-LAW AMENDMENT**

Date Received by Municipality: \_\_\_\_\_

**1) APPLICATION INFORMATION**

Name of Applicant: TD Consulting INC

Mailing Address: 155 St David Street Lindsay ON, K9V 4Z6

Telephone Number (Home): \_\_\_\_\_

Fax Number: \_\_\_\_\_

Telephone Number (Business): 647-535-9461

Fax Number: \_\_\_\_\_

**2) REGISTERED OWNER**

If the Applicant is not the Registered Owner of the subject lands, then authorization from the Owner is required, as well as the following information:

Owners Name: Ahmic Lake Enterprises LTD

Mailing Address: 4637 Kingston Road Unit 3, Toronto M1E 2P8

Telephone Number (Home): 647-283-8364

Fax Number: \_\_\_\_\_

Correspondence to be sent to: ☐ Owner ☒ Agent ☐ Both

**3) MORTGAGES, CHARGES OR OTHER ENCUMBRANCES**

Name: \_\_\_\_\_

Mailing Address: \_\_\_\_\_

Name: \_\_\_\_\_

Mailing Address: \_\_\_\_\_

**4) SUBJECT LANDS**

Geographic Township: Magnetawan

Pt Lot 17 Con 8 Croft Pt 1

Pt Lot 16 Con 8 Croft Pt 2, 3, 5, 6, and 7

Concession: \_\_\_\_\_ Lot: \_\_\_\_\_

Reference Plan: 42R-13086 / 42R - 13954

Part/Block/Lot: \_\_\_\_\_

Street Name and Number: 50 Robinson Dr. Magnetawan, ON P0A 1P0

(If corner lot, please include both Street Names)

Water Access only: \_\_\_\_\_

(Name of Waterbody)

Area of subject lands (ha): 76 ha +/-

Frontage (m): 372m (irr)

Depth (m): 560m

**5) OFFICIAL PLAN / ZONING STATUS**

What is the current designation of the *subject lands* in the approved Official Plan?  
Shoreline

What is the current Zoning?  
Commercial Tourist (CT)

**6) REASONS FOR REQUEST**

Please describe the reasons for and extent of, the request:

To allow the use of Park Model Trailers in a "Campground Establishment"

**7) ACCESS**

Are the subject lands accessible by:

- ☒ Provincial Highway
- ☐ Municipal Road (seasonal maintenance)
- ☐ Municipal Road (year round maintenance)
- ☐ Right of Way
- ☐ Unopened Road Allowance
- ☐ Water Access
- ☐ Other (describe) \_\_\_\_\_

**8) BUILDINGS, STRUCTURES AND USES**

What are the existing buildings on the subject land? Resort consists of restaurant, gift store, office, residential dwelling, cottages, storage garage, washroom facility, and RV Park.

What are they used for? Dining, residential rental, cottage rentals, equipment storage, and washrooms for unserviced trailer lots, respectively

Please complete the following for each building or structure: **\*\*See next attached page\*\***

	Building One	Building Two	Building Three
Type of Building			
Setback from Front Lot Line			
Setback from Rear Lot Line			
Setback from Side Lot Line			
Setback from Side Lot Line			
Height (metres)			
Dimensions			
Floor Area			
Date of Construction			

What is the proposed future use of the subject lands: To continue existing uses. (ie Restaurant, Residential Dwelling, Campground establishment)

Are any buildings or structures to be build on the subject lands?

☐ yes ☒ no

If yes, please complete the following for each building or structure:

	Building One	Building Two	Building Three
Type of Building			
Setback from Front Lot Line			
Setback from Rear Lot Line			
Setback from Side Lot Line			
Setback from Side Lot Line			
Height (metres)			
Dimensions			
Floor Area			
Date of Construction			

When were the subject lands acquired by the current owner? February 7, 2022

How long have the "existing uses" continued on the subject lands? Restuarant - 1985

Trailer sites - 1985

Dwelling - 1985

Marina - 1985

Cottages - 1985

#### 9) SERVICING

	<u>Municipal</u>	<u>Private</u>	<u>Other</u>
Water Supply	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> - Lake Draw
Sewage Disposal	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Frontage on Road	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/> - Provincial highway

Is storm drainage provided by: ☐ Sewer ☒ Ditch ☒ Swale

☐ Other (describe) \_\_\_\_\_

#### 10) OTHER APPLICATIONS

Are the subject lands also the subject of an application under the Planning Act for approval of a Plan of Subdivision or a Consent? ☐ yes ☒ no

If yes, what is the file number? \_\_\_\_\_

What is the status of the application? \_\_\_\_\_

Have the subject lands ever been the subject of an application under Section 34 of *The Planning Act* (rezoning)? ☐ yes ☒ no

If yes, please provide a brief explanation: \_\_\_\_\_

Please include a sketch showing the following:

- ### Required Sketch

- ✓ Lot dimensions
- ✓ Major Physical Features
- ✓ Surrounding Land Uses
- ✓ Buildings and Structures
- ✓ Sewage and Water Systems

12) PERMISSION TO ENTER

I hereby authorize, the Members of Staff and/or Elected Members of the Council of the Municipality of Magnetawan, to enter upon the subject lands and premises for the limited purpose of evaluating the merits of this application. This is their authority for doing so.

Jan 26 / 2023

Date

Signature of Registered Owner(s) or Agent

I have authority to Bind the Corporation

13) FREEDOM OF INFORMATION

I hereby provide authority for any information contained in this application, to be released in accordance with the Freedom of Information Act.

Jan 26 / 2023

Date

Signature of Registered Owner(s) or Agent

I have the authority to Bind the Corporation

14) PAYMENT OF FEE AND DEPOSIT

- |                          |                                   |  |
|--------------------------|-----------------------------------|--|
| <input type="checkbox"/> | Application Fee                   | As per the current Fees and Charges By-law |
| <input type="checkbox"/> | Residential Deposit Fee           | As per the current Fees and Charges By-law |
| <input type="checkbox"/> | Commercial/Industrial Deposit Fee | As per the current Fees and Charges By-law |

The "deposit" shall be used for expenses as defined below. As for the date of this application, I further hereby agree to pay for and bear the entire cost and expense for any engineering, legal, landscape, architectural and/or planning consulting expenses incurred by the Municipality of Magnetawan during the processing of this Application, in addition to the Application Fee set by the Municipality of Magnetawan.

An additional deposit shall be required if the deposit is insufficient to complete the Application.

Jan 26 / 2023

Date

Signature of Registered Owner(s)

I have the authority to Bind the Corporation

Note: All Invoices for payment shall be sent to the person(s) indicated in Section 2) Owner of this application, unless otherwise requested.

If the Applicant/Owner is a Corporation, the Applicant/Owner shall provide certification that he/she has the authority to Bind the Corporation.

15) AFFIDAVIT

I, Eva Shubrook of the Municipality of Magnetawan in the District of Parry Sound, solemnly declare that all of the above statements contained herein and in all 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 50 Robinson Road in the Municipality of Magnetawan this 10 day of May,

May 10 / 2023

Date

Signature of Registered Owner(s) or Agent

E Shubrook

	<b>Building One</b>	<b>Building Two</b>	<b>Building Three</b>	<b>Building Four</b>	<b>Building Five</b>
<b>Type of Building</b>	Restaurant	Garage	Washroom Facility	Residential Dwelling	Cottage 1
<b>Setback from Front Lot Line</b>	20m +/-	88 m +/-	120m +/-	112m +/-	73m +/-
<b>Setback from Rear Lot Line</b>	435m +/-	405m +/-	444m +/-	405m +/-	437m +/-
<b>Setback from Side Lot Line</b>	235m +/-	245m +/-	30m +/-	216m +/-	180m +/-
<b>Setback from Side Lot Line</b>	119m +/-	155m +/-	338m +/-	204+/-	194m +/-
<b>Height (Metres)</b>	4.5m	6m	4m	9m	4.5m
<b>Dimensions</b>	24m X 32m (irr)	15m X 9m	10m X 8m	19m X 15m (Irr)	6m X 8m
<b>Floor Area</b>	567 sq m +/-	135 sq m	80 sq m	240sq m +/-	48 sq m
<b>Date of Construction</b>	1985	2021	1985	2007	1985

	<b>Building Six</b>	<b>Building Seven</b>	<b>Building Eight</b>	<b>Building Nine</b>	<b>Building Ten</b>
<b>Type of Building</b>	Cottage 2	Cottage 3/4	Cottage 5/6	Cottage 7/8	Cottage 9
<b>Setback from Front Lot Line</b>	72m +/-	61m +/-	20m +/-	26m +/-	28m +/-
<b>Setback from Rear Lot Line</b>	452m +/-	465m +/-	497m +/-	502m +/-	505m +/-
<b>Setback from Side Lot Line</b>	164m +/-	144m +/-	133m +/-	110m +/-	90m +/-
<b>Setback from Side Lot Line</b>	201m +/-	203m +/-	187m +/-	207m +/-	235m +/-
<b>Height (Metres)</b>	4.5m	4.5m	4.5m	4.5m	4m
<b>Dimensions</b>	6m X 8m	18m X 9m	18m X 9m	18m X 9m	10m X 8m
<b>Floor Area</b>	49 sq m	162 sq m	162 sq m	162 sq m	80 sq m
<b>Date of Construction</b>	1985	1985	1985	1985	1985

	<b>Building 11</b>	<b>Building 12</b>	<b>Building 13</b>	<b>Building 14</b>	<b>Building 15</b>
<b>Type of Building</b>	Marina Office	Gazebo	Site 120 PMU	Site 143 PMU	Site 147 PMU
<b>Setback from Front Lot Line</b>	2m	6m +/-	87 m +/-	106m +/-	128m +/-
<b>Setback from Rear Lot Line</b>	466m +/-	436m +/-	466m +/-	454m +/-	450m +/-
<b>Setback from Side Lot Line</b>	136.5m +/-	112.5m +/-	312m +/-	325m +/-	351m +/-
<b>Setback from Side Lot Line</b>	204.5m +/-	240m +/-	50m +/-	43m +/-	29m +/-
<b>Height (Metres)</b>	4m	3m	4.5m	4.5m	4.5m
<b>Dimensions</b>	6m X 8m	18m X 9m	4 X 9	4 X 9	4 X 9
<b>Floor Area</b>	49 sq m	162sq m	36 sq m	36 sq m	36 sq m
<b>Date of Construction</b>	1985	1985	2010	2010	2010

	<b>Building 16</b>	<b>Building 17</b>	<b>Building 18</b>		
<b>Type of Building</b>	Site 148 PMU	Site 212 PMU	Site 213 PMU		
<b>Setback from Front Lot Line</b>	118m +/-	115m +/-	100m +/-		
<b>Setback from Rear Lot Line</b>	456m +/-	455m +/-	461m +/-		
<b>Setback from Side Lot Line</b>	346.5m +/-	368m +/-	362m +/-		
<b>Setback from Side Lot Line</b>	29m +/-	1.5m +/-	5m +/-		
<b>Height (Metres)</b>	4.5m	4.5m	4.5m		
<b>Dimensions</b>	4 X 9	4 X 9	4 X 9		
<b>Floor Area</b>	36 sq m	36 sq m	36 sq m		
<b>Date of Construction</b>	2010	2010	2010		

