



**Municipality of
Magnetawan**

RESOLUTION NO. 2024 - 309

OCTOBER 16, 2024

Moved by:

Jon Hind

Seconded by:

Sam Dunnett

WHEREAS the Municipality of Magnetawan has received a request to support an application for consent for a lot addition located at which is a water access lot located in the Municipality of Magnetawan (Gowdy/Kelly 4944 030 0010020100). The property is legally described as Con 1 Pt Lot 2 PCL 1710 S/S Township of Croft hereinafter referred to as "the Lands";

WHEREAS the Municipal planning consultant has provided a report in support of the application with conditions;

NOW THEREFORE BE IT RESOLVED THAT the Committee of Adjustment for the Municipality of Magnetawan supports the consent application for the Lands 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 for the proposed severed lot and benefiting lands prepared by an Ontario Land Surveyor with a certification that it is a true copy be provided to the Municipality for review and approval which conforms substantially with the application as submitted;
- 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 and 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;
- That the Applicant enter into a Limited Service Agreement for the severed and retained lands with the Municipality to be registered on title;
- Applicant's Solicitor shall provide an undertaking to make an application within 1 week for consolidation following the registration of the deed for the resulting enlarged parcel, and to provide the Municipality of Magnetawan documentation which demonstrates that the consolidation has taken place.

Carried Defeated Deferred

Sam Dunnett

Sam Dunnett, Mayor

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