



Moved by: John Hetherington
Seconded by: Bill Bishop

WHEREAS the Municipality of Magnetawan has received a request to support two applications for consent to create 1 new lot located on Ahmic Lake Road which is an open municipally maintained road, Magnetawan (VanderBreggen 4944 030 005049100000 and 4944 030 00504920). The properties are legally described as CON 8 PT LOT 21 42R-6889 PARTS 2 & 3 42R-9551 PART 1 and CON 8 PT LOT 21 42R-9551 PART 2, both being in the former 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 in principle the consent applications for the Lands, subject to the following conditions:

- That the foregoing conditions be fulfilled within two years of the notice of decision of the Committee of Adjustment;
- Draft Reference Plans to be approved by the Municipality prior to registration;
- Two (2) true certified paper copies of the registered plans and electronic versions for the proposed severed lots 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 applications 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 transfers (deeds) with all schedules be provided to the Municipality;
- Confirmation from the North Bay Mattawa Conservation Authority (NBMCA) that the proposed Severed Lot (Part 2) and the Retained Lot (Part 1) 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 these applications;
- That the Applicant receive conformation from the Municipality of a suitable location for an entrance to the severed and retained lots from Ahmic Lake Road;
- The entering into a Site Plan Agreement, to be registered on title, with the Municipality to implement the recommended measures contained in the Planning Report for the proposed Severed Lots;
- The owner's solicitor shall provide an undertaking to make an application within 1 week for consolidation following registration of the deed for the resulting enlarged parcel and to provide the Municipality with documentation which demonstrated that the consolidation has taken place.

Carried Defeated Deferred

Sam Dunnett
Sam Dunnett, Mayor

Recorded Vote Called by: _____

Recorded Vote

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