Paid $250
Feb 27/26

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

APPLICATION FORM

ZONING BY-LAW AMENDMENT

Date Received by Municipality: Feb 27/26.

1) APPLICATION INFORMATION

Name of Applicant: GARY BLYTH
Mailing Address: 125 Toll Road Holland Landing ON L9N 1G8
Telephone Number (Home): 905 252 5712 Fax Number: _____
Telephone Number (Business): _____ 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: _____
Mailing Address: _____
Telephone Number (Home): _____ 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: Croft Concession: 09 Lot: 15
Reference Plan: 4944 030 000220100 Part/Block/Lot: _____
Street Name and Number: 112 Moonwing Road
(If corner lot, please include both Street Names)

Water Access only: _____
(Name of Waterbody)

Area of subject lands (ha): _____ Frontage (m): _____ Depth (m): _____

See attached draft Survey.

5) **OFFICIAL PLAN / ZONING STATUS**

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

What is the current Zoning?

Rural.

6) **REASONS FOR REQUEST**

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

Severance.

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? NO

What are they used for? _____

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			

What is the proposed future use of the subject lands: Residential Use.

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? 2009 approx.

How long have the "existing uses" continued on the subject lands? 2009 or more.

9) SERVICING

	Municipal	Private	Other
Water Supply	☐	☐	☐
Sewage Disposal	☐	☐	☐
Frontage on Road	☐	☒	☐

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? B57/2025.

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: _____

11) DRAWINGS

Please include a sketch showing the following:

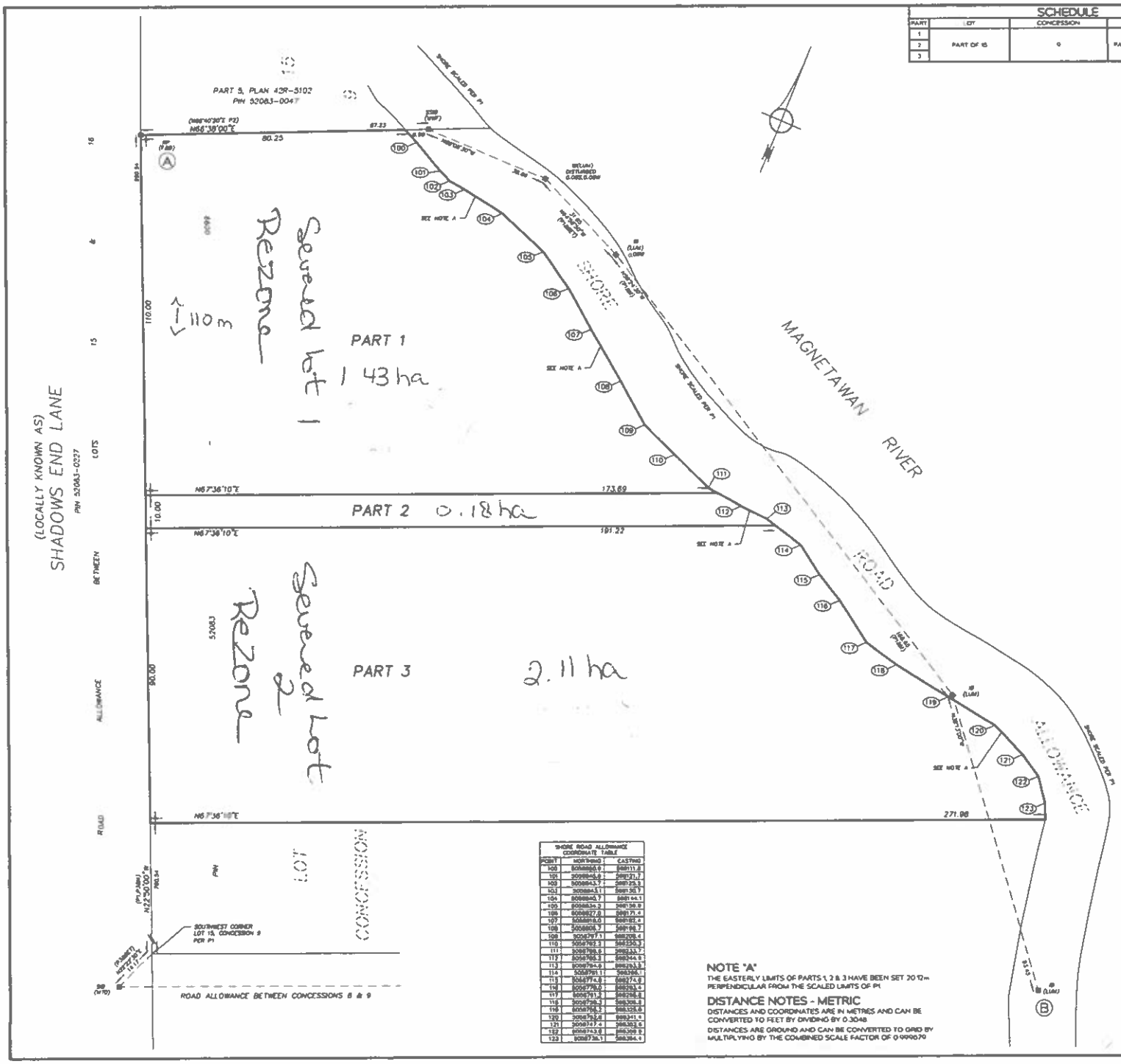
- ❑ the boundaries and dimensions of the subject land;
- ❑ the location, size and type of all existing and proposed buildings and structures on the subject land, indicating the distance of the building or structures from the front yard lot line, rear yard lot line and side yard lot lines;
- ❑ the approximate location of all natural and artificial features on the subject land and on land that is adjacent to the subject land that, in the opinion of the applicant, may affect the application. Examples include: buildings, railways, raods, watercourses, drainage ditches, river of stream banks, wetlands, wooded areas, wells and septic tanks;
- ❑ the current uses on land that is adjacent to the subject land;
- ❑ the location, width and name of any roads withinor abutting the subject land, indicating whether it is an unopened road allowance, a public travelled road, a private road or a right-of-way;
- ❑ if access to the subject land is by water only, the location of the parking and docking facilities to be used; and
- ❑ the location and nature of any easement affecting the subject land.

Required Sketch

See attached
draft survey

Required Sketch should include the following:

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



SCHEDULE				
PART	LOT	CONCESSION	PIN	AREA
1	PART OF 15	9	PART OF 52083-0099	14341 sq.m
2				1837 sq.m
3				21106 sq.m

draft
JS Feb 9/2026
JS

SHORE ROAD ALLOWANCE COORDINATE TABLE		
POINT	NORTHING	EASTING
100	5058868.0	598111.8
101	5058846.0	598121.7
102	5058843.7	598125.3
103	5058841.1	598130.7
104	5058840.7	598144.1
105	5058834.2	598158.9
106	5058827.8	598171.4
107	5058818.0	598182.4
108	5058808.7	598196.7
109	5058797.1	598208.4
110	5058782.3	598220.3
111	5058768.6	598233.7
112	5058766.3	598244.5
113	5058759.6	598253.3
114	5058751.1	598266.1
115	5058737.6	598274.0
116	5058726.0	598283.4
117	5058711.2	598296.8
118	5058706.3	598308.3
119	5058706.3	598328.6
120	5058713.6	598341.9
121	5058727.4	598353.6
122	5058743.6	598369.9
123	5058756.1	598384.4

NOTE "A"

THE EASTERLY LIMITS OF PARTS 1, 2 & 3 HAVE BEEN SET 20.12m PERPENDICULAR FROM THE SCALED LIMITS OF P1

DISTANCE NOTES - METRIC

DISTANCES AND COORDINATES ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999670

PLAN OF SURVEY OF

PARCEL 16252 SEC SS, PART OF LOT 15, CONCESSION 9

GEOGRAPHIC TOWNSHIP OF CROFT

MUNICIPALITY OF MAGNETAWAN

DISTRICT OF PARRY SOUND

SCALE 1 : 750 METRES

0 15 30 60

THE INTENDED PLOT SIZE OF THIS PLAN IS 610mm IN WIDTH BY 457mm IN HEIGHT WHEN PLOTTED AT A SCALE OF 1:750

LEGEND

■	DENOTES SURVEY MONUMENT FOUND
□	DENOTES SURVEY MONUMENT SET
SSIB	DENOTES SHORT STANDARD IRON BAR
SIB	DENOTES STANDARD IRON BAR
IB	DENOTES IRON BAR
RP	DENOTES ROCK POST
WIT	DENOTES WITNESS
M	DENOTES MEASURED
P1	DENOTES PLAN PLAN BY L.U. MAUGHAN CO. LTD., O.L.S. DATED 1972 (FILE 73072)
P2	DENOTES PLAN 42R-5102
P3	DENOTES PLAN 54339 (MTO R-2586-38)
LUM	DENOTES L.U. MAUGHAN CO. LTD., O.L.S.
F&B	DENOTES FITZMAURICE AND BOYER O.L.S.
MTO	DENOTES MINISTRY OF TRANSPORTATION OF ONTARIO

BEARING NOTE

BEARINGS ARE UTM GRID, DERIVED FROM OBSERVED REFERENCE POINTS A AND B, BY REAL TIME NETWORK OBSERVATIONS, UTM ZONE 17 (81° WEST LONGITUDE), NAD83(CSRS)v7(2010)

FOR BEARING COMPARISONS, THE FOLLOWING ROTATIONS WERE APPLIED: P1/P3 - 0°51'30" COUNTER-CLOCKWISE
P2 - 0°48'10" COUNTER-CLOCKWISE

SURVEYOR'S CERTIFICATE

I CERTIFY THAT

1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT, THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM
2. THE SURVEY WAS COMPLETED ON (FIELD NOTE DATE)

(SIGNATURE DATE) DRAFT

DATE ***, O.L.S.

THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER V-*****

INTEGRATION DATA

OBSERVED REFERENCE POINTS DERIVED FROM GPS OBSERVATIONS USING A REAL TIME NETWORK AND ARE REFERRED TO UTM ZONE 17 (81° WEST LONGITUDE) NAD83(CSRS)v7(2010)
RURAL ACCURACY PER SEC. 14(2), O.REG. 216/10

POINT ID	NORTHING	EASTING
A	5058862.42	598033.57
B	5058693.94	598383.80

CAUTION COORDINATES CANNOT BE THEMselves BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN

IBW SURVEYORS

IBWSURVEYORS.COM | 1.800.667.0890

PARTY CHIEF	DRAWN	CHECKED	PLOT DATE: JANUARY 29, 2026

FILE # 2-07780-PLAN

A-057161

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.

02/27/2026

Date

Signature of Registered Owner(s) or Agent

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.

02/27/2026

Date

Signature of Registered Owner(s) or Agent

14) PAYMENT OF FEE AND DEPOSIT

☐	Application Fee	As per the current Fees and Charges By-law
☐	Residential Deposit Fee	As per the current Fees and Charges By-law
☐	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.

02/27/2026

Date

Signature of Registered Owner(s)

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, GARY BLYTH 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 the municipal office in the Municipality of Magnetawan of District of Parrysound. this 27 day of February,

Feb 27/26.

Date

Signature of Registered Owner(s) or Agent

Erica Kellogg, Deputy Clerk
Commissioner for taking oaths,
Municipality of Magnetawan,
District of Parry Sound