



**The Corporation of the
Municipality of Magnetawan**

Box 70 4304 Hwy 520
Magnetawan ON P0A 1P0
Phone 705 387 3947 Fax 705 387 4875
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**APPLICATION FORM
ZONING BY-LAW AMENDMENT**

Date Received by Municipality: _____

1) APPLICATION INFORMATION

Name of Applicant: Denis Lachance
Mailing Address: 219 Victoria St , Magnetawan , Ont., P0A 1P0
Telephone Number (Home): 705-499-7896 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: Robeson Herrnstein
Mailing Address: 77 Harbor Rd , St. James NY, 11780 ,
Telephone Number (Home): 631-584-3095 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 (old Croft) Concession: 4 Lot: 13
Reference Plan: PCL 699 S/S Part/Block/Lot: _____
Street Name and Number: no civic address
(If corner lot, please include both Street Names)

Water Access only: _____
(Name of Waterbody)

Area of subject lands (ha): 7 ha Frontage (m): 500 + Depth (m): 375 +
roll 49 44 030 004 09301 0000

5) OFFICIAL PLAN / ZONING STATUS

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

RS - Shoreline Residential

What is the current Zoning?

RS - Shoreline Residential

6) REASONS FOR REQUEST

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

livable sq.ft. is 655, allowable is 430 sq.ft. on 2 storey boathouse; therefore 225 sq.ft. over allowable; kitchen facility; 68' of dock width
these request are based of previous allowances to properties in Magnetawan with

180 m of water frontage (591 lin ft.) .

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) also from 2012 ahmic lake road; the Herrnstein's own both these properties.

8) BUILDINGS, STRUCTURES AND USES

What are the existing buildings on the subject land? vacant lot; conditional permit has been applied for on new cottage; and on new boathouse

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: RS - Shoreline Residential

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	new cottage	new boathouse	
Setback from Front Lot Line	68'-0"	on water	
Setback from Rear Lot Line	34'-0"	129'-0"	
Setback from Side Lot Line	100' +	100' +	
Setback from Side Lot Line	100' +	100'+	
Height (metres)	8.8 m	8.8 m	
Dimensions	60' x 50' odd	68'x40' dock	
Floor Area	2166 sq ft	627 sq ft livable	
Date of Construction	permit pending	permit pending	

When were the subject lands acquired by the current owner? _____

How long have the "existing uses" continued on the subject lands? vacant lot

9) SERVICING

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

Is storm drainage provided by: Sewer Ditch Swale
 Other (describe) n/a

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: _____

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, roads, watercourses, drainage ditches, river or 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 within or 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 attachments

Required Sketch should include the following:

- ✓ 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.

Oct.21, 2024



Date
Oct. 21, 2024

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.

Oct. 21, 2024



Date

Signature of Registered Owner(s) or Agent

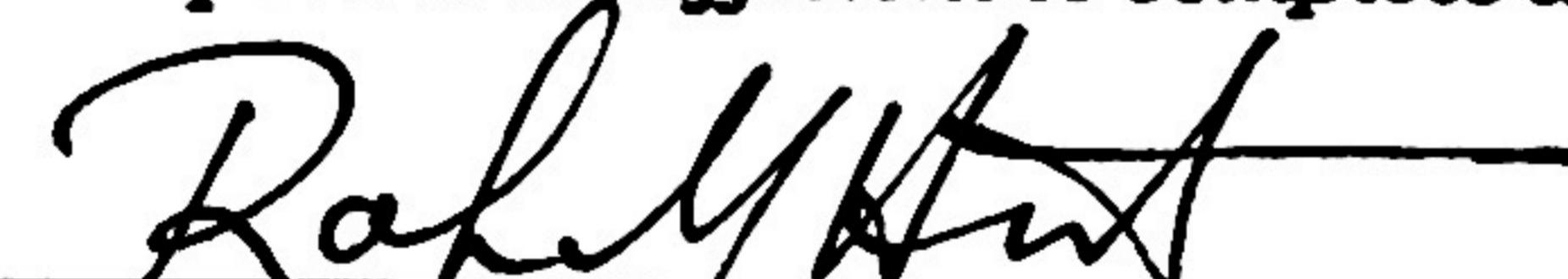
14) PAYMENT OF FEE AND DEPOSIT

- Application Fee As per the current fees and charges By-law
- Deposit Fee As per the current fees and charges By-law
(By-law 2004-09)

The 'deposit' shall be used for expenses as defined below. As of 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.

Oct. 21, 2024



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, Denis Lachance of the village 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 Magnetawan in the district of Parry Sound this 21st day of October, 2024

Oct. 21, 2024



Date

Signature of Registered Owner(s) or Agent