



Moved by: [Signature]

Seconded by: [Signature]

WHEREAS the Municipality of Magnetawan has received a request to support an application for consent for a new lot at the lands legally known as: CROFT CON 4 PT LOT 14 PT LOT 15 RP PSR1413 PART 1 PCL 21081 SS (Harris & Sutton Roll No. 4944030004094000000) , hereinafter referred to as "the Lands";

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

NOW THEREFORE BE IT RESOLVED THAT the Council of the Municipality of Magnetawan supports in principle the consent application for the Lands, which is valid only for a period of six (6) months, subject to the following conditions:

- 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;
- 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 with a certification that it is a true copy be provided to the Municipality;
- Payment of all taxes, municipal, legal and planning fees associated with the processing of this application including fees under By-law 2011-11, 2011-16 and current Municipal Fees & Charges By-law including a 5% parkland dedication fee;
- Confirmation from North Bay Mattawa Conservation Authority that a sewage system and individual on-site water system can be located on each lot (severed and retained);
- A site plan be entered into to, which will be registered on title, to establish the location of a suitable building envelope to the satisfaction of the Municipality and to ensure the existing vegetation will be retained;
- Approval of a Zoning By-law Amendment for the severed lot to bring it into compliance with the Zoning By-law recognizing the severed lot's deficient lot frontage;
- Confirmation from the Public Works Superintendent that there is a suitable entrance location;
- That the foregoing conditions be fulfilled within one year of the date of the notice of the decision of the Planning Board.

Carried Defeated Deferred

[Signature]
Sam Dunnett, Mayor

Recorded Vote - called by:

Member of Council	Yea	Nay	Absent
Brunton, Tim			
Hetherington, John			
Kneller, Brad			
Smith, Wayne			
Mayor: Dunnett, Sam			