

**Desbarats to Echo Bay Planning Board
OCTOBER 25th 2022**

Agenda

**Location: Tarbutt Council Chambers
27 Barr Road South**

Time: 7:00 p.m.

A. Routine Matters:

- 1. Call to order 7:00 p.m.**
- 2. Declaration of conflict/pecuniary interest**
- 3. Approval of minutes (September 26th 2022)**
- 4. Staff/Members reports**

B. Old Business:

- 1. Budget 2022**
- 2. Resolution to agree to participate in Agricultural Study with University of Guelph**
- 3. Direction from the Board for request to correspond with OMAFRA regarding the Joint Official Plan (Chris Jones)**

C. New Business:

- 1. Applications for Consent:**
 - J2022-10 (B) Applicant(s): Haischrek**
 - J2022-11 Applicant(s): Menard**
 - T2022-12 Applicant(s): Hoover**
 - T2022-13 Applicant(s): Sherk**
- 2. Rescind mask policy (?)**
- 3. Correspondence from Clerk at Johnson Township**

D. Information:

- 1. Planning Board and Municipal Elections**

F. Newsletters/Bulletins:

G. Adjournment:

DESBARATS to ECHO BAY PLANNING BOARD

September 26th 2022

Regular Meeting (zoom and in house)

Present: Lynn Orchard, Chair , Jim Withers, Heather Kirby, Lennie Smith. Todd Rydall

Staff: Jared Brice, Jean Palmer

Visitors: List Attached

No conflict of interest was declared at this time.

The following minutes are comprised of resolutions and the Secretary-Treasurer's interpretation of the meeting.

Res.: 33-2022 Jim Withers, Todd Rydall

Be it resolved that the Board opens their regular meeting at 7:05 pm. (cd)

Res.: 34-2022 Todd Rydall, Jim Withers

The Planning Board accepts the Minutes of July 26th, 2022 as presented. (cd)

Res.: 35-2022 Lennie Smith, Reg McKinnon (phone poll August 12, 2022)

Be it resolved that the Planning Board agrees to accept Event Liability Insurance from Northern Insurance, which shall provide coverage for any and all Board Members and Staff in the total amount of \$911.80. Effective date September 1, 2022, expiry date September 1, 2023. (cd) Lynn Orchard, yeah, Lennie Smith, yeah, Heather Kirby, yeah, Reg McKinnon, yeah, Terry Ross, yeah

Res.: 36-2022 Heather Kirby, Lennie Smith

That the Planning Board accepts the Statements for the month(s) of January 2021 to December 2021 as presented.(cd)

Res.: 37-2022 Lennie Smith, Heather Kirby

BE IT RESOLVED THAT THE BOARD receives the 2022 Draft Budget (for perusal) as presented for 2022 to be discussed at the next regular meeting. (cd)

Res.: 38-2022 Lennie Smith, Heather Kirby

BE IT RESOLVED THAT THE BOARD acknowledges receipt of the requested Agricultural Designation amendments for the Joint Official Plan from the Township of Tarbutt. (cd)

Res.: 39-2022 Heather Kirby, Lennie Smith

BE IT RESOLVED THAT THE BOARD acknowledges receipt of the requested Agricultural Designation amendments for the Joint Official Plan from the Township of Macdonald, Meredith & Aberdeen Add'l. (cd)

Pg. 2.....26 September 2022

Res.: 40-2022 Lennie Smith, Heather Kirby

BE IT RESOLVED THAT THE BOARD approves the correction of the Transfer for T2017-06 and that said Transfer is certified (stamped) and signed by the Board to meet the original intent of the Notice of Decision. (cd)

Res.: 41-2022 Heather Kirby, Lennie Smith

That the Planning Board meeting adjourns at 8:45 p.m. until the next scheduled meeting or at the call of the Chair. (cd)

Date: Oct 18, 2022

Chair: 

Secretary-Treasurer: 

Desbarats to Echo Bay Planning Board

Application for Consent
Under Section 53 of the Planning Act

Before Starting This Application

Please read the following:
Appendix A: **Completeness of the Application**
Appendix B: **Submission of the Application**
Appendix C: **Help**
Appendix D: **Notes to Applicants**

In this form the term "subject" means the land to be severed and/or the land to be retained

Office Use Only

File Number	J2022-10 b (Williams)
Roll Number	5716 00000 609201 0000
Date Submitted	
Date Received	
Sign Issued	

Please Print and Please Complete or Check-Mark Appropriate Box (s). Please use ink, not pencil.

1. Applicant Information

1.1	Name of Applicant	Home Telephone No.	Business Telephone No.
	Boris Haischrek & Rachel Jikinosky	705 971 2830	
1.2	Address		Postal Code
	357 Deplonty Road		POR 1E0
1.3	This section is for the name of Owner (s) if different than the applicant. An owner's authorization is required in Section 11.1		
	Name of Owner (s)	Home Telephone No.	Business Telephone No.
	Address		Postal Code
1.3	Name of person who is to be contacted, and to receive any correspondence, about the application, if different than the applicant. This may be a person or firm acting on behalf of the applicant.		
	Name of Contact Person	Home Telephone No.	Business Telephone No.
	Nigel Williams	519 803 9343	
1.3	Address		Fax No.
	317 Deplonty Road		POR 1E0

2. Location of the Subject Land

2.1	District	Local Municipality	Section or Mining Location	Civic #
	Algoma			357
	Concession Number (s)	Lot Number (s)	Registered Plan No.	Lot (s)/Block (s)
2.1	CON 5	LOT 4 NPT		
	Reference Plan No.	Part Number (s)	Name of Street/Road	Other Identifier
	Hinks Location RP 58		Deplonty Road	
2.2	Are there any easements or restrictive covenants affecting the subject land?			
	<input checked="" type="checkbox"/> No <input type="checkbox"/> Yes (describe below the easement or covenant and its effect)			

3. Purpose of this Application

3.1 Type and purpose of proposed transaction (check appropriate box)
Transfer: Creation of a new lot Addition to a lot An Easement Other Purpose
Other: A charge A lease A correction of title

3.2 Name of person (s), if known, to whom land or interest in land is to be transferred, leased or charged:
 Nigel Williams

3.3 If a lot addition, identify the lands to which the parcel will be added: Roll # 571600000609201.
 Description: CON 5, LOT 4NPT, Hinks Location Plan 58, 1R-7424 Pt 1

4. Description of Subject Land and Servicing Information (Complete each subsection)

4.1	Description	Receiving/Lot Acd		
		Frontage (m.)	Retained	
	Depth (m.)	145 m	211 m	
	Area (ha.)	105 m	144 m	
4.2	Use of Property	Existing Use (s)	Rural Residential	Rural Residential/Farmland
		Proposed Use (s)	Rural Residential	Rural Residential/Farmland
4.3	Buildings or Structures	Existing	Dwelling	Dwelling
		Proposed	Dwelling	Dwelling
4.4	Access (check appropriate space)	Provincial Highway		
		Municipal road, maintained all year	X	X
		Municipal road, seasonally maintained		
		Other public road		
		Right of way		
		Water access		
		(See Note #1)		
Note #1: Describe in section 9.1, the parking and docking facilities to be used and the approximate distance of these facilities from the subject land and the nearest public road				
4.5	Water Supply (check appropriate space)	Publicly owned and operated piped water supply		
		Privately owned and operated individual well	X	X
		Privately owned and operated communal well		
		Lake or other water body		
		Other means		
4.6	Sewage Disposal (check appropriate space)	Publicly owned and operated sanitary sewage system		
		Privately owned and operated individual septic tank (See Note #2)	X	X
		Privately owned and operated communal septic system		
		Privy		
Note #2: A certificate of approval from the local Health Unit or Ministry of the Environment and Energy submitted with this application will facilitate the review				

Section 4 continued on next Page

4. Description of Subject Land and Servicing Information Continued			
4.7	Other Services (check if the service is available)	Severed	Retained
		Electricity	X
	School Bussing	X	X
	Garbage Collection		
4.8	If access to the subject land is by private road, or if "other public road" was indicated in section 4.4, indicate who owns the land or road, who is responsible for its maintenance and whether it is maintained seasonally or all year.		

5. Land Use		
5.1	What is the existing official plan designation (s), if any, of the subject land? Rural	
5.2	What is the zoning, if any, of the subject land? If the subject land is covered by a Ministry's zoning order, what is the Ontario Regulation Number? Rural	
5.3	Are any of the following uses or features on the subject land or within 500 metres of the subject land, unless otherwise specified. Please check the appropriate boxes, if any, which apply.	
	Use or Feature	On the Subject Land
		Within 500 Metres of Subject Land, unless otherwise specified (indicate approximate distance)
	An agricultural operation, including livestock facility or stockyard	n/a
	A landfill	n/a
	A sewage treatment plant or waste stabilization plant	n/a
	A provincially significant wetland (class 1, 2, or 3 wetland)	n/a
	A provincially significant wetland within 120 metres of the subject land	n/a
	Flood plain	n/a
	A rehabilitated mine site	n/a
	A non-operating mine site within 1 kilometre of the subject land	n/a
	An active mine site	n/a
	An industrial or commercial use, and specify the use (s)	n/a
	An active railway line	n/a
	A municipal or federal airport	n/a

6. History of the Subject Land	
6.1	<p>Has the subject land ever been the subject of an application for approval of a plan of subdivision or consent under the Planning Act?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Unknown</p> <p>If Yes and if known, provide the Ministry's application file number and the decision made on the application:</p> <p>File # _____ Decision: _____</p>
6.2	<p>If this application is a re-submission of a previous consent application, describe how it has been changed from the original application:</p> <p>No</p>
6.3	<p>Has any land been severed from the parcel originally acquired by the owner of the subject land?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes, provide for each parcel severed, the date of transfer, the name of the transferee and the land use:</p> <p>_____</p> <p>_____</p>

7. Current Applications	
7.1	<p>Is the subject land currently the subject of a proposed official plan or official plan amendment that has been submitted to the Minister for approval?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Unknown</p> <p>If Yes, and if known, specify the Ministry file number and status of the application:</p>
7.2	<p>Is the subject land the subject of an application for a zoning by-law amendment [], Minister's zoning order amendment [], minor variance [], consent or approval of a plan of subdivision []?</p> <p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Unknown</p> <p>If Yes, and if known, specify the Ministry file number and status of the application:</p> <p>Proposed creation of lot (J2022-10 Haischrek) to occur on subject lands subject to approval</p>

9. Other Information	
9.1	Is there any other information that you think may be useful to the Ministry or other agencies in reviewing this application? If so, explain below or attach on a separate page.
9.2	<p>If the subject property is agricultural or close to an agricultural property, the following Supplement forms may be required:</p> <p>1) Supplement #1 - Agricultural Land Descriptions</p> <p>2) Supplement #2 - Data Sheet for Minimum Distance Separation under the Agricultural Code of Practice</p>


10. Affidavit or Sworn Declaration	
10.1	<p>Affidavit or Sworn Declaration for the Prescribed and Requested Information</p> <p>I, <u>Boris Haischrek</u> of the <u>City of Bruce Mines</u> in the <u>Province of Ontario</u> make oath and say (or solemnly declare) that the information contained in this application is true and that the information contained in the documents that accompany this application are true.</p> <p style="text-align: center;">Sworn (or declared) before me</p> <p>at the <u>City of Sault Ste Marie</u></p> <p>in the <u>Province of Ontario</u></p> <p>this <u>3rd</u> day of <u>September</u>, 20<u>22</u></p> <p style="text-align: center;"><u>Miguel Galic</u> Commissioner of Oaths</p> <p><u>B Haischrek</u> <u>Boris Haischrek</u> Applicant Applicant</p>

13. Permissions

13.1

Permission to enter on to the subject land(s)

I/We hereby authorize the members and staff of the Desbarats to Echo Bay Planning Board to enter upon the subject land (s) and premise (s) for the limited purpose of evaluating the merits of this application


Signature of Owner (s) or Authorized Agent

The subject property must have the appropriate municipal address, or other adequate identification conspicuously posted on the subject land (s) Failure to comply may result in a deferral of the application

Submission of the Application

- One application form is required for each parcel to be severed
- The requested copies will be used to consult with other ministries or agencies that may have an interest in the application
- All measurements are to be in Metric units

Step #1:

Review the application with your municipal office in order to apprise them this application will be coming to them and also to ascertain whether or not there may be municipal concerns regarding the application that your or the Planning Board may not be aware of which may affect the completeness and/or acceptance of the application

Step #2:

Deliver the completed application to the Planning Board office along with the required fee made payable to the Desbarats to Echo Bay Planning Board

Step #3:

- The Planning Board Secretary will review your application
- You will be notified when the application is considered complete Any legislated time lines will commence only after the application is deemed complete and accepted by the Planning Board
- Once the application has been accepted as complete you will be asked to supply 12 copies of the approved application along with 12 copies of the approved sketch. You may make the necessary copies yourself or the Planning Board can make them for you for a fee.
- You will be responsible for delivering one copy of the completed application to the Algoma Health Unit and they may require a fee for this service

PLEASE NOTE

An application accepted as complete may still be amended, rejected, or deferred as the application goes through the process of review and as new or opposing information becomes available.

All documents should be forwarded to the attention of:

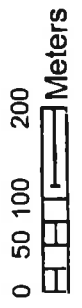
Secretary - Treasurer
Desbarats to Echo Bay Planning Board
c/o Tarbutt Township Offices
27 Barr Road South, RR#1
Desbarats, Ontario
P0R 1E0



Maps are provided as a courtesy only and the Desbarats to Echo Bay Planning Board makes no guarantees as to the accuracy of this information. This map is not intended to be used for conveyance, authoritative definition of the legal boundary, or property title. This is not a survey product.



Scale: 1:25,000



DESBARATS TO ECHO BAY PLANNING BOARD
 Proposed Consent Application(s) - J2022-10 b
 Lot Addition
 357 Deplonty Road CON 5 LOT 4 NPT
 Johnson Twn



DESBARATS TO ECHO BAY PLANNING BOARD
 Consent Application - J2022-10 b (Creation of One Lot Addition)
 357 Depionty Road, CON 5, LOT 4 NPT Johnson Township, ACS

Scale: 1:2,500

0 50 100 200

Meters



Maps are provided as a courtesy only and the Desbarats to Echo Bay Planning Board makes no guarantees as to the accuracy of this information. This map is not intended to be used for conveyance, authoritative definition of the legal boundary, or property title. This is not a survey product.

Desbarats to Echo Bay Planning Board

Application for Consent Under Section 53 of the Planning Act

Before Starting This Application

Please read the following:
 Appendix A: Completeness of the Application
 Appendix B: Submission of the Application
 Appendix C: Help
 Appendix D: Notes to Applicants

In this form the term "subject" means the land to be severed and/or the land to be retained.

Office Use Only

File Number	J2022-11
Roll Number	5716000006057000000
Date Submitted	30th August 2022
Date Received	30th August 2022
Sign Issued	

Please Print and Please Complete or Check-Mark Appropriate Box (s). Please use ink, not pencil.

1. Applicant Information

1.1	Name of Applicant	Home Telephone No.	Business Telephone No.
	Address	Postal Code	
1.2	This section is for the name of Owner (s) if different than the applicant. An owner's authorization is required in Section 11.1		
	Name of Owner (s)	Home Telephone No.	Business Telephone No.
	Address	Postal Code	
1.3	Name of person who is to be contacted, and to receive any correspondence, about the application, if different than the applicant. This may be a person or firm acting on behalf of the applicant.		
	Name of Contact Person	Home Telephone No.	Business Telephone No.
	Address	Postal Code	Fax No.

2. Location of the Subject Land

2.1	District	Local Municipality	Section or Mining Location	Civic #
	Concession Number (s)	Lot Number (s)	Registered Plan No.	Lot (s)/Block (s)
	Reference Plan No.	Part Number (s)	Name of Street/Road	Other Identifier
2.2	Are there any easements or restrictive covenants affecting the subject land? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes (describe below the easement or covenant and its effect)			

3. Purpose of this Application	
3.1	Type and purpose of proposed transaction (check appropriate box) Transfer: <input checked="" type="checkbox"/> Creation of a new lot <input type="checkbox"/> Addition to a lot <input type="checkbox"/> An Easement <input type="checkbox"/> Other Purpose Other: <input type="checkbox"/> A charge <input type="checkbox"/> A lease <input type="checkbox"/> A correction of title
3.2	Name of person (s), if known, to whom land or interest in land is to be transferred, leased or charged: <p style="text-align: center;"><i>MARC MENARD</i></p>
3.3	If a lot addition, identify the lands to which the parcel will be added: Roll # _____ Description:

4. Description of Subject Land and Servicing Information (Complete each subsection)				
4.1	Description		Severed	Retained
		Frontage (m.)	1164.6 m & 280 m	140.2 m
		Depth (m.)	327.1 m irregular	91.4 m
		Area (ha.)	16.9 ha & 27.8 ha	1.3 ha
4.2	Use of Property	Existing Use (s)	<i>brush</i>	<i>vacant</i>
		Proposed Use (s)	<i>residential</i>	<i>vacant</i>
4.3	Buildings or Structures	Existing	<i>none</i>	<i>N/A</i>
		Proposed	<i>residence</i>	
4.4	Access (check appropriate space)	Provincial Highway		
		Municipal road, maintained all year	<i>Deplenty Rd</i>	<i>Deplenty Rd</i>
		Municipal road, seasonally maintained		
		Other public road		
		Right of way		
		Water access		
		(See Note #1)		
Note #1: Describe in section 9.1, the parking and docking facilities to be used and the approximate distance of these facilities from the subject land and the nearest public road				
4.5	Water Supply (check appropriate space)	Publicly owned and operated piped water supply		
		Privately owned and operated individual well	✓	N/A
		Privately owned and operated communal well		
		Lake or other water body		
		Other means		
4.6	Sewage Disposal (check appropriate space)	Publicly owned and operated sanitary sewage system		
		Privately owned and operated individual septic tank (See Note #2)	✓	N/A
		Privately owned and operated communal septic system		
		Privy		
		Note #2: A certificate of approval from the local Health Unit or Ministry of the Environment and Energy submitted with this application will facilitate the review.		
Section 4 continued on next Page				


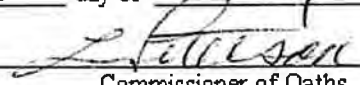

4. Description of Subject Land and Servicing Information . . . Continued				
4.7	Other Services (check if the service is available)		Severed	Retained
		Electricity	✓	✓
		School Bussing	✓	✓
		Garbage Collection		
4.8	If access to the subject land is by private road, or if "other public road" was indicated in section 4.4, indicate who owns the land or road, who is responsible for its maintenance and whether it is maintained seasonally or all year:			

5. Land Use			
5.1	What is the existing official plan designation (s), if any, of the subject land? <i>HINCKS LOCATION / A-2</i> A-2 & Rural (where proposed severed portion is)		
5.2	What is the zoning, if any, of the subject land? If the subject land is covered by a Ministry's zoning order, what is the Ontario Regulation Number? <i>HINCKS LOCATION / A2</i> A-2 & Rural (where proposed severed portion is)		
5.3	Are any of the following uses or features on the subject land or within 500 metres of the subject land, unless otherwise specified. Please check the appropriate boxes, if any, which apply.		
	Use or Feature	On the Subject Land	
		Within 500 Metres of Subject Land, unless otherwise specified (indicate approximate distance)	
	An agricultural operation, including livestock facility or stockyard	N/A	Several farms within 500 m Located on Deplonty Road
	A landfill	N/A	N/A
	A sewage treatment plant or waste stabilization plant	N/A	N/A
	A provincially significant wetland (class 1, 2, or 3 wetland)	N/A	No - located approx. 680 m to west of subject property
	A provincially significant wetland within 120 metres of the subject land	N/A	No - located approx. 560 m to west of subject property
	Flood plain	N/A	N/A
	A rehabilitated mine site	N/A	N/A
	A non-operating mine site within 1 kilometre of the subject land	N/A	No - approx. 1.1 km to south of subject property
	An active mine site	N/A	N/A
	An industrial or commercial use, and specify the use (s)	N/A	Commercial Nursery located approx. 165 m to the west
	An active railway line	N/A	Yes - Northern property line
	A municipal or federal airport	N/A	N/A

6. History of the Subject Land	
6.1	<p>Has the subject land ever been the subject of an application for approval of a plan of subdivision or consent under the Planning Act?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown</p> <p>If Yes and if known, provide the Ministry's application file number and the decision made on the application:</p> <p>File # _____ Decision: _____</p>
6.2	<p>If this application is a re-submission of a previous consent application, describe how it has been changed from the original application:</p>
6.3	<p>Has any land been severed from the parcel originally acquired by the owner of the subject land?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes, provide for each parcel severed, the date of transfer, the name of the transferee and the land use:</p> <hr/> <hr/>

7. Current Applications	
7.1	<p>Is the subject land currently the subject of a proposed official plan or official plan amendment that has been submitted to the Minister for approval?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown</p> <p>If Yes, and if known, specify the Ministry file number and status of the application:</p>
7.2	<p>Is the subject land the subject of an application for a zoning by-law amendment [], Minister's zoning order amendment [], minor variance [], consent or approval of a plan of subdivision []?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown</p> <p>If Yes, and if known, specify the Ministry file number and status of the application:</p>

9. Other Information	
9.1	<p>Is there any other information that you think may be useful to the Ministry or other agencies in reviewing this application? If so, explain below or attach on a separate page.</p> <hr/> <hr/> <hr/> <hr/> <hr/> <hr/>
9.2	<p>If the subject property is agricultural or close to an agricultural property, the following Supplement forms may be required:</p> <p>1) Supplement #1 - Agricultural Land Descriptions 2) Supplement #2 - Data Sheet for Minimum Distance Separation under the Agricultural Code of Practice</p>

10. Affidavit or Sworn Declaration	
10.1	<p>Affidavit or Sworn Declaration for the Prescribed and Requested Information</p> <p>I, <u>GERARD PAUL MENARD</u> of the <u>TOWNSHIP OF JOHNSON</u> in the <u>ALGOONA DISTRICT</u> make oath and say (or solemnly declare) that the information contained in this application is true and that the information contained in the documents that accompany this application are true.</p> <p style="text-align: center;"></p> <p style="text-align: center;">Sworn (or declared) before me</p> <p>at the <u>TOWN OF BRUCE MILES</u></p> <p>in the <u>DISTRICT OF ALGOONA</u></p> <p>this <u>12</u> day of <u>July</u>, 20<u>22</u></p> <p style="text-align: center;"> Commissioner of Oaths</p> <p> Applicant</p> <p style="text-align: right;">_____ Applicant</p>

11. Authorizations

11.1

If the applicant is not the owner of the land that is the subject of this application, the written authorization of the owner that the applicant is authorized to make the application must be included with this form and/or the authorization set out below must be completed.

Authorization of Owner for Agent to Make the Application

I, _____, am the owner of the land that is the subject of this application for Consent and I authorize _____ to make this application on my behalf.

(Date) Signature of Owner (s)

Sworn (or declared) before me

At the _____, in the _____

This _____ day of _____, 20____.

Commissioner

11.2

Authorization of Owner for Agent to Provide Personal Information

I, GERARD PAUL MENARD, am the owner of the land that is the subject of this application for Consent and for the purpose of the Freedom of Information and Protection of Privacy Act,

I authorize _____, as my agent for this application, to provide any of my personal information that will be included in this application or collected during the processing of this application.

(Date) Signature of Owner (s)

Sworn (or declared) before me

At the _____, in the _____

This _____ day of _____, 20____.

Commissioner

12. Consent of the Owner

12.1

I, GERARD PAUL MENARD, am the owner of the land that is the subject of this Consent application and for the purpose of the Freedom of Information and Protection of Privacy Act, I authorize and consent to the use by, or the disclosure to, any person or public body of any personal information that is collected under the authority of the Planning Act for the purpose of processing this application.

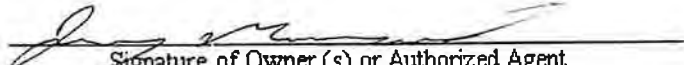
July 12 2022 _____
(Date) Signature of Owner (s)

13. Permissions

13.1

Permission to enter on to the subject land(s)

I/We hereby authorize the members and staff of the Desbarats to Echo Bay Planning Board to enter upon the subject land (s) and premise (s) for the limited purpose of evaluating the merits of this application


Signature of Owner (s) or Authorized Agent

The subject property must have the appropriate municipal address, or other adequate identification conspicuously posted on the subject land (s). Failure to comply may result in a deferral of the application.

Submission of the Application

- One application form is required for each parcel to be severed.
- The requested copies will be used to consult with other ministries or agencies that may have an interest in the application.
- All measurements are to be in Metric units.

Step #1:

Review the application with your municipal office in order to apprise them this application will be coming to them and also to ascertain whether or not there may be municipal concerns regarding the application that your or the Planning Board may not be aware of which may affect the completeness and/or acceptance of the application.

Step #2:

Deliver the completed application to the Planning Board office along with the required fee made payable to the Desbarats to Echo Bay Planning Board.

Step #3:

- The Planning Board Secretary will review your application.
- You will be notified when the application is considered complete. Any legislated time lines will commence only after the application is deemed complete and accepted by the Planning Board.
- Once the application has been accepted as complete you will be asked to supply 12 copies of the approved application along with 12 copies of the approved sketch. You may make the necessary copies yourself or the Planning Board can make them for you for a fee.
- You will be responsible for delivering one copy of the completed application to the Algoma Health Unit and they may require a fee for this service.

PLEASE NOTE

An application accepted as complete may still be amended, rejected, or deferred as the application goes through the process of review and as new or opposing information becomes available.

All documents should be forwarded to the attention of:

Secretary - Treasurer
Desbarats to Echo Bay Planning Board
c/o Tarbutt Township Offices
27 Barr Road South, RR#1
Desbarats, Ontario
P0R 1E0

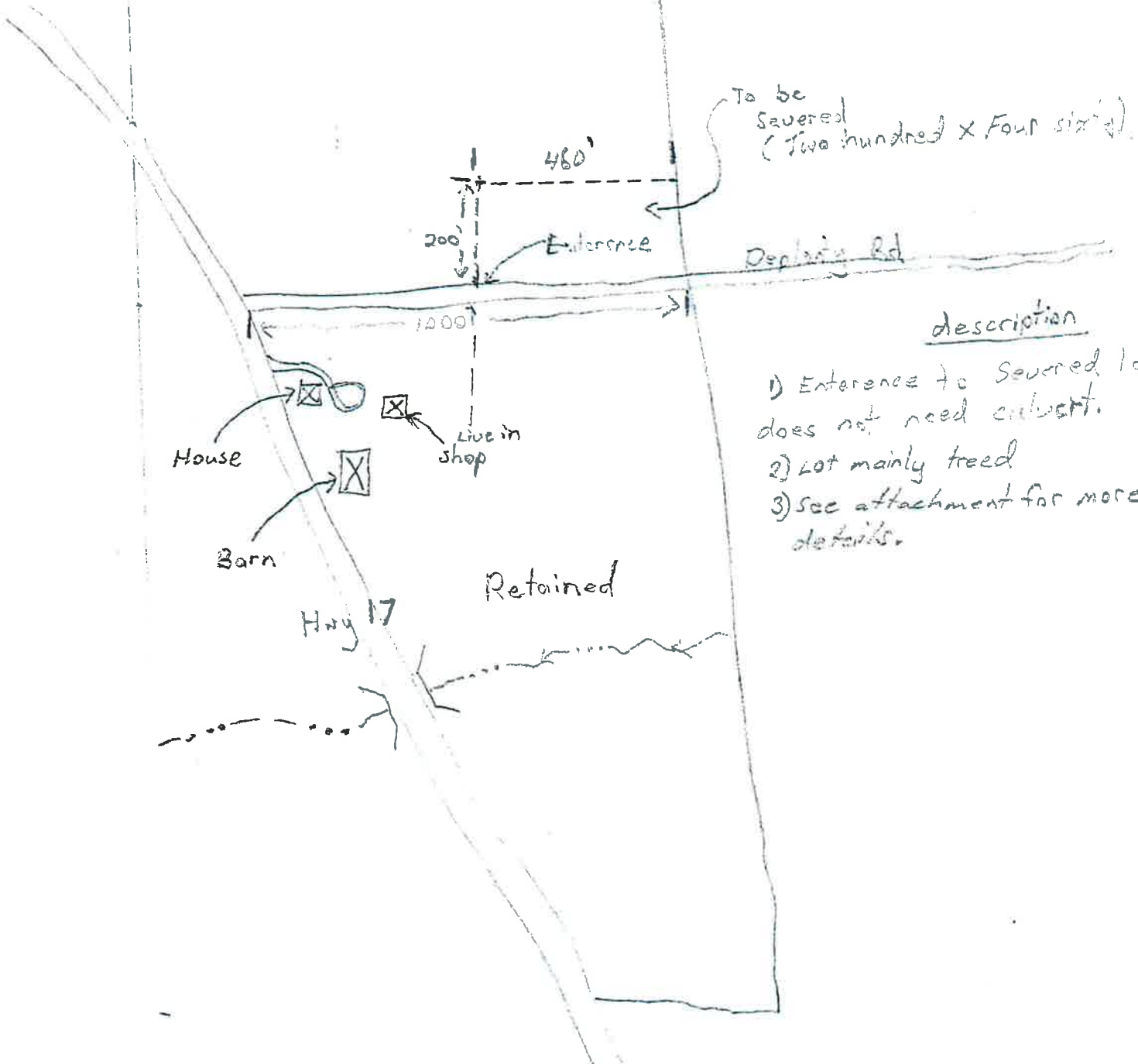
LOT 8
CON. 5-6
JOHNSON TWP

Original Site Plan from Applicant

The proposed severed portion shown on this original site plan does not meet the minimum lot size for Rural designation in Johnson Twp. current Zoning By-law. An extra 30.48m (100') was added to the depth to exceed the minimum lot size requirement.

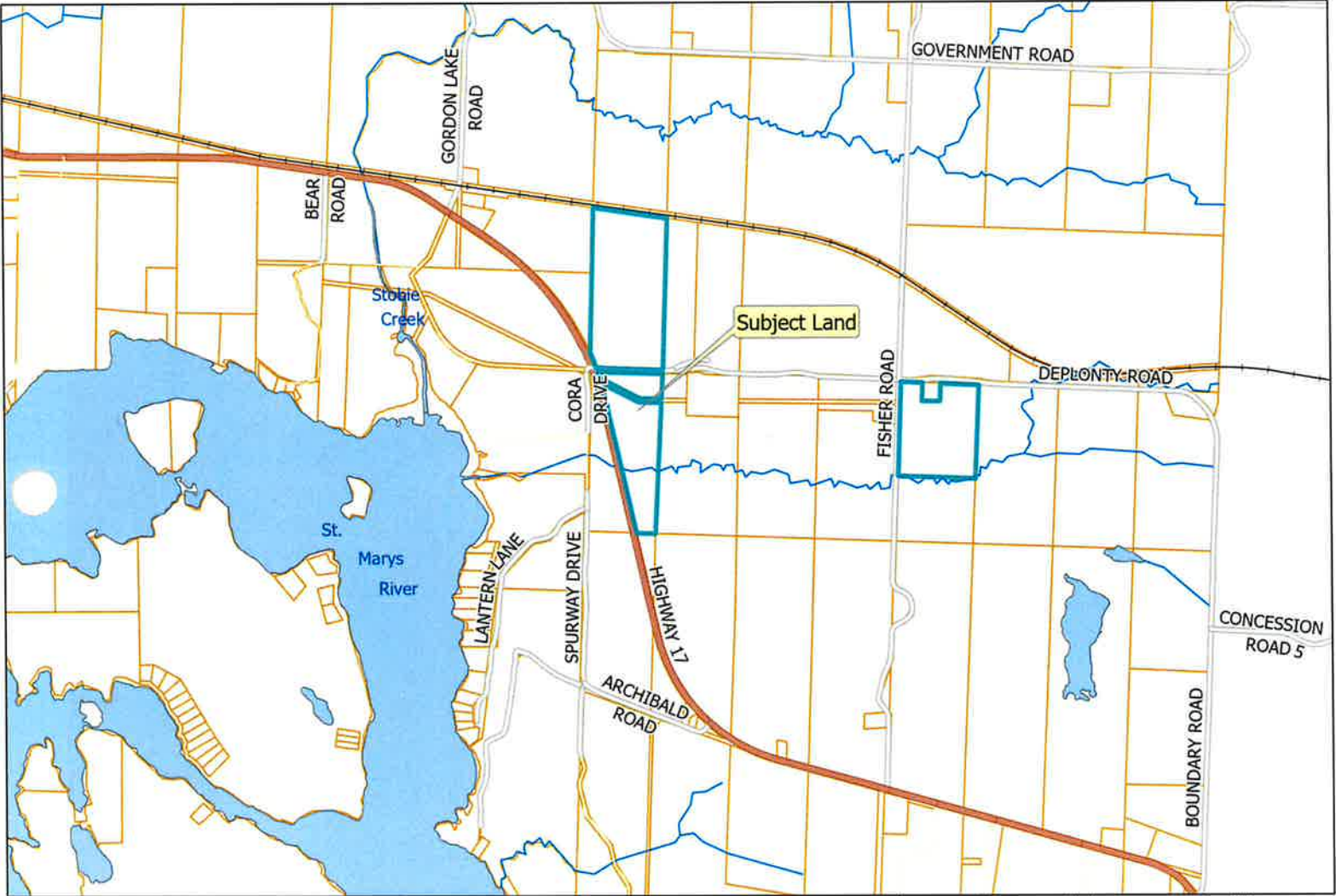


Retained



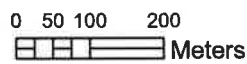
description

- 1) Entrance to Severed lot does not need culvert.
- 2) Lot mainly treed
- 3) See attachment for more details.



DESBARATS TO ECHO BAY PLANNING BOARD
 Proposed Consent Application: J2022-11 Menard
 Creation of One (1) Lot
 8206 Highway 17E, Johnson Township

Scale: 1:25,000

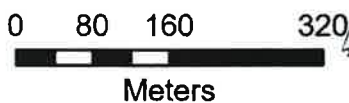


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DESBARATS TO ECHO BAY PLANNING BOARD
 Proposed Consent Application: J2022-11 Menard
 Creation of One (1) Lot
 8206 Highway 17E, Johnson Township

Scale: 1:7,500



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DESBARATS TO ECHO BAY PLANNING BOARD
 Proposed Consent Application: J2022-11 Menard
 Creation of One (1) Lot
 8206 Highway 17E, Johnson Township

Desbarats to Echo Bay Planning Board

Application for Consent Under Section 53 of the Planning Act

Before Starting This Application

Please read the following:
 Appendix A: Completeness of the Application
 Appendix B: Submission of the Application
 Appendix C: Help
 Appendix D: Notes to Applicants

In this form the term "subject" means the land to be severed and/or the land to be retained.

Office Use Only

File Number	J2022-11
Roll Number	5716000006057000000
Date Submitted	30th August 2022
Date Received	30th August 2022
Sign Issued	

Please Print and Please Complete or Check-Mark Appropriate Box (s). Please use ink, not pencil.

1. Applicant Information

1.1	Name of Applicant	Home Telephone No.	Business Telephone No.
	Address	Postal Code	
Name of Applicant: <u>MARK MENARD Jerry</u> Home Telephone No.: <u>519 3508909</u> Business Telephone No.: <u>-</u>			
Address: <u>65 TIMMINS CR APT 316</u> Postal Code: <u>N7L-4L1</u>			
1.2	This section is for the name of Owner (s) if different than the applicant. An owner's authorization is required in Section 11.1		
	Name of Owner (s)	Home Telephone No.	Business Telephone No.
	Address	Postal Code	
Name of Owner (s): <u>JERRY MENARD</u> Home Telephone No.: <u>705-277-6867</u> Business Telephone No.: <u>-</u>			
Address: <u>8226 Hwy 17, Johnson-Twp</u> Postal Code: <u>PORICO</u>			
1.3	Name of person who is to be contacted, and to receive any correspondence, about the application, if different than the applicant. This may be a person or firm acting on behalf of the applicant.		
	Name of Contact Person	Home Telephone No.	Business Telephone No.
	Address	Postal Code	Fax No.
Name of Contact Person: <u>Jerry</u> Home Telephone No.: <u>-</u> Business Telephone No.: <u>-</u>			
Address: <u>-</u> Postal Code: <u>-</u> Fax No.: <u>-</u>			

2. Location of the Subject Land

2.1	District	Local Municipality	Section or Mining Location	Civic #
	Concession Number (s)	Lot Number (s)	Registered Plan No.	Lot (s)/Block (s)
	Reference Plan No.	Part Number (s)	Name of Street/Road	Other Identifier
District: <u>Algoma</u> Local Municipality: <u>Johnson</u> Section or Mining Location: <u>58</u> Civic #: <u>-</u>				
Concession Number (s): <u>506</u> Lot Number (s): <u>8</u> Registered Plan No.: <u>58</u> Lot (s)/Block (s): <u>-</u>				
Reference Plan No.: <u>-</u> Part Number (s): <u>-</u> Name of Street/Road: <u>-</u> Other Identifier: <u>-</u>				
2.2	Are there any easements or restrictive covenants affecting the subject land? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes (describe below the easement or covenant and its effect)			

3. Purpose of this Application	
3.1	Type and purpose of proposed transaction (check appropriate box) Transfer: <input checked="" type="checkbox"/> Creation of a new lot <input type="checkbox"/> Addition to a lot <input type="checkbox"/> An Easement <input type="checkbox"/> Other Purpose Other: <input type="checkbox"/> A charge <input type="checkbox"/> A lease <input type="checkbox"/> A correction of title
3.2	Name of person (s), if known, to whom land or interest in land is to be transferred, leased or charged: <u>MARC MENARD</u>
3.3	If a lot addition, identify the lands to which the parcel will be added: Roll # _____ Description:

4. Description of Subject Land and Servicing Information (Complete each subsection)				
4.1	Description		Severed	Retained
		Frontage (m.)	1164.6 m & 280 m	140.2 m
		Depth (m.)	327.1 m irregular	91.4 m
		Area (ha.)	16.9 ha & 27.8 ha	1.3 ha
4.2	Use of Property	Existing Use (s)	<u>brush</u>	<u>vacant</u>
		Proposed Use (s)	<u>residential</u>	<u>vacant</u>
4.3	Buildings or Structures	Existing	<u>none</u>	<u>N/A</u>
		Proposed	<u>residence</u>	
4.4	Access (check appropriate space)	Provincial Highway		
		Municipal road, maintained all year	<u>Deplenty Rd</u>	<u>Deplenty Rd</u>
		Municipal road, seasonally maintained		
		Other public road		
		Right of way		
		Water access		
		(See Note #1)		
Note #1: Describe in section 9.1, the parking and docking facilities to be used and the approximate distance of these facilities from the subject land and the nearest public road				
4.5	Water Supply (check appropriate space)	Publicly owned and operated piped water supply		
		Privately owned and operated individual well	<input checked="" type="checkbox"/>	<u>N/A</u>
		Privately owned and operated communal well		
		Lake or other water body		
		Other means		
4.6	Sewage Disposal (check appropriate space)	Publicly owned and operated sanitary sewage system		
		Privately owned and operated individual septic tank (See Note #2)	<input checked="" type="checkbox"/>	<u>N/A</u>
		Privately owned and operated communal septic system		
		Privy		
		Note #2: A certificate of approval from the local Health Unit or Ministry of the Environment and Energy submitted with this application will facilitate the review.		
Section 4 continued on next Page				




4. Description of Subject Land and Servicing Information Continued			
4.7	Other Services (check if the service is available)		
		Severed	Retained
	Electricity	✓	✓
	School Bussing	✓	✓
	Garbage Collection		
4.8	If access to the subject land is by private road, or if "other public road" was indicated in section 4.4, indicate who owns the land or road, who is responsible for its maintenance and whether it is maintained seasonally or all year.		

5. Land Use			
5.1	What is the existing official plan designation (s), if any, of the subject land? <i>HINCKS LOCATION / A-2</i> A-2 & Rural (where proposed severed portion is)		
5.2	What is the zoning, if any, of the subject land? If the subject land is covered by a Ministry's zoning order, what is the Ontario Regulation Number? <i>HINCKS LOCATION / A2</i> A-2 & Rural (where proposed severed portion is)		
5.3	Are any of the following uses or features on the subject land or within 500 metres of the subject land, unless otherwise specified. Please check the appropriate boxes, if any, which apply.		
	Use or Feature	On the Subject Land	
		Within 500 Metres of Subject Land, unless otherwise specified (indicate approximate distance)	
	An agricultural operation, including livestock facility or stockyard	N/A	Several farms within 500 m Located on Deplonty Road
	A landfill	N/A	N/A
	A sewage treatment plant or waste stabilization plant	N/A	N/A
	A provincially significant wetland (class 1, 2, or 3 wetland)	N/A	No - located approx. 680 m to west of subject property
	A provincially significant wetland within 120 metres of the subject land	N/A	No - located approx. 560 m to west of subject property
	Flood plain	N/A	N/A
	A rehabilitated mine site	N/A	N/A
	A non-operating mine site within 1 kilometre of the subject land	N/A	No - approx. 1.1 km to south of subject property
	An active mine site	N/A	N/A
	An industrial or commercial use, and specify the use (s)	N/A	Commercial Nursery located approx. 165 m to the west
	An active railway line	N/A	Yes - Northern property line
	A municipal or federal airport	N/A	N/A

6. History of the Subject Land	
6.1	<p>Has the subject land ever been the subject of an application for approval of a plan of subdivision or consent under the Planning Act?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown</p> <p>If Yes and if known, provide the Ministry's application file number and the decision made on the application:</p> <p>File # _____ Decision: _____</p>
6.2	<p>If this application is a re-submission of a previous consent application, describe how it has been changed from the original application:</p>
6.3	<p>Has any land been severed from the parcel originally acquired by the owner of the subject land?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes, provide for each parcel severed, the date of transfer, the name of the transferee and the land use:</p> <hr/> <hr/>

7. Current Applications	
7.1	<p>Is the subject land currently the subject of a proposed official plan or official plan amendment that has been submitted to the Minister for approval?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown</p> <p>If Yes, and if known, specify the Ministry file number and status of the application:</p>
7.2	<p>Is the subject land the subject of an application for a zoning by-law amendment [], Minister's zoning order amendment [], minor variance [], consent or approval of a plan of subdivision []?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown</p> <p>If Yes, and if known, specify the Ministry file number and status of the application:</p>

9. Other Information	
9.1	Is there any other information that you think may be useful to the Ministry or other agencies in reviewing this application? If so, explain below or attach on a separate page.
9.2	<p>If the subject property is agricultural or close to an agricultural property, the following Supplement forms may be required:</p> <p>1) Supplement #1 - Agricultural Land Descriptions</p> <p>2) Supplement #2 - Data Sheet for Minimum Distance Separation under the Agricultural Code of Practice</p>

10. Affidavit or Sworn Declaration	
10.1	<p>Affidavit or Sworn Declaration for the Prescribed and Requested Information</p> <p>I, <u>GERARD PAUL MENARD</u> of the <u>TOWNSHIP OF JOHNSON</u> in the <u>ALGOA DISTRICT</u> make oath and say (or solemnly declare) that the information contained in this application is true and that the information contained in the documents that accompany this application are true.</p> <p style="text-align: center;"></p> <p style="text-align: center;">Sworn (or declared) before me</p> <p>at the <u>TOWN OF BRUCE MILES</u></p> <p>in the <u>DISTRICT OF ALGOA</u></p> <p>this <u>12</u> day of <u>July</u>, 20<u>22</u></p> <p style="text-align: center;"> Commissioner of Oaths</p> <p style="text-align: center;"> Applicant</p> <p style="text-align: right;">_____ Applicant</p>

11. Authorizations

11.1

If the applicant is not the owner of the land that is the subject of this application, the written authorization of the owner that the applicant is authorized to make the application must be included with this form and/or the authorization set out below must be completed.

Authorization of Owner for Agent to Make the Application

I, _____, am the owner of the land that is the subject of this application for Consent and I authorize _____ to make this application on my behalf.

(Date) Signature of Owner (s)

Sworn (or declared) before me

At the _____, in the _____

This _____ day of _____, 20____.

Commissioner

11.2

Authorization of Owner for Agent to Provide Personal Information

I, GERARD PAUL MENARD, am the owner of the land that is the subject of this application for Consent and for the purpose of the Freedom of Information and Protection of Privacy Act,

I authorize _____, as my agent for this application, to provide any of my personal information that will be included in this application or collected during the processing of this application.

(Date) Signature of Owner (s)

Sworn (or declared) before me

At the _____, in the _____

This _____ day of _____, 20____.

Commissioner

12. Consent of the Owner

12.1

I, GERARD PAUL MENARD, am the owner of the land that is the subject of this

Consent application and for the purpose of the Freedom of Information and Protection of Privacy Act, I authorize and consent to the use by, or the disclosure to, any person or public body of any personal information that is collected under the authority of the Planning Act for the purpose of processing this application.

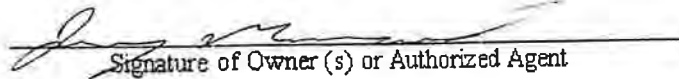
July 12 2022 _____
(Date) Signature of Owner (s)

13. Permissions

13.1

Permission to enter on to the subject land(s)

I/We hereby authorize the members and staff of the Desbarats to Echo Bay Planning Board to enter upon the subject land (s) and premise (s) for the limited purpose of evaluating the merits of this application


Signature of Owner (s) or Authorized Agent

The subject property must have the appropriate municipal address, or other adequate identification conspicuously posted on the subject land (s). Failure to comply may result in a deferral of the application.

Submission of the Application

- One application form is required for each parcel to be severed.
- The requested copies will be used to consult with other ministries or agencies that may have an interest in the application.
- All measurements are to be in Metric units.

Step #1:

Review the application with your municipal office in order to apprise them this application will be coming to them and also to ascertain whether or not there may be municipal concerns regarding the application that your or the Planning Board may not be aware of which may affect the completeness and/or acceptance of the application.

Step #2:

Deliver the completed application to the Planning Board office along with the required fee made payable to the Desbarats to Echo Bay Planning Board.

Step #3:

- The Planning Board Secretary will review your application.
- You will be notified when the application is considered complete. Any legislated time lines will commence only after the application is deemed complete and accepted by the Planning Board.
- Once the application has been accepted as complete you will be asked to supply 12 copies of the approved application along with 12 copies of the approved sketch. You may make the necessary copies yourself or the Planning Board can make them for you for a fee.
- You will be responsible for delivering one copy of the completed application to the Algoma Health Unit and they may require a fee for this service.

PLEASE NOTE

An application accepted as complete may still be amended, rejected, or deferred as the application goes through the process of review and as new or opposing information becomes available.

All documents should be forwarded to the attention of:

Secretary - Treasurer
Desbarats to Echo Bay Planning Board
c/o Tarbutt Township Offices
27 Barr Road South, RR#1
Desbarats, Ontario
P0R 1E0

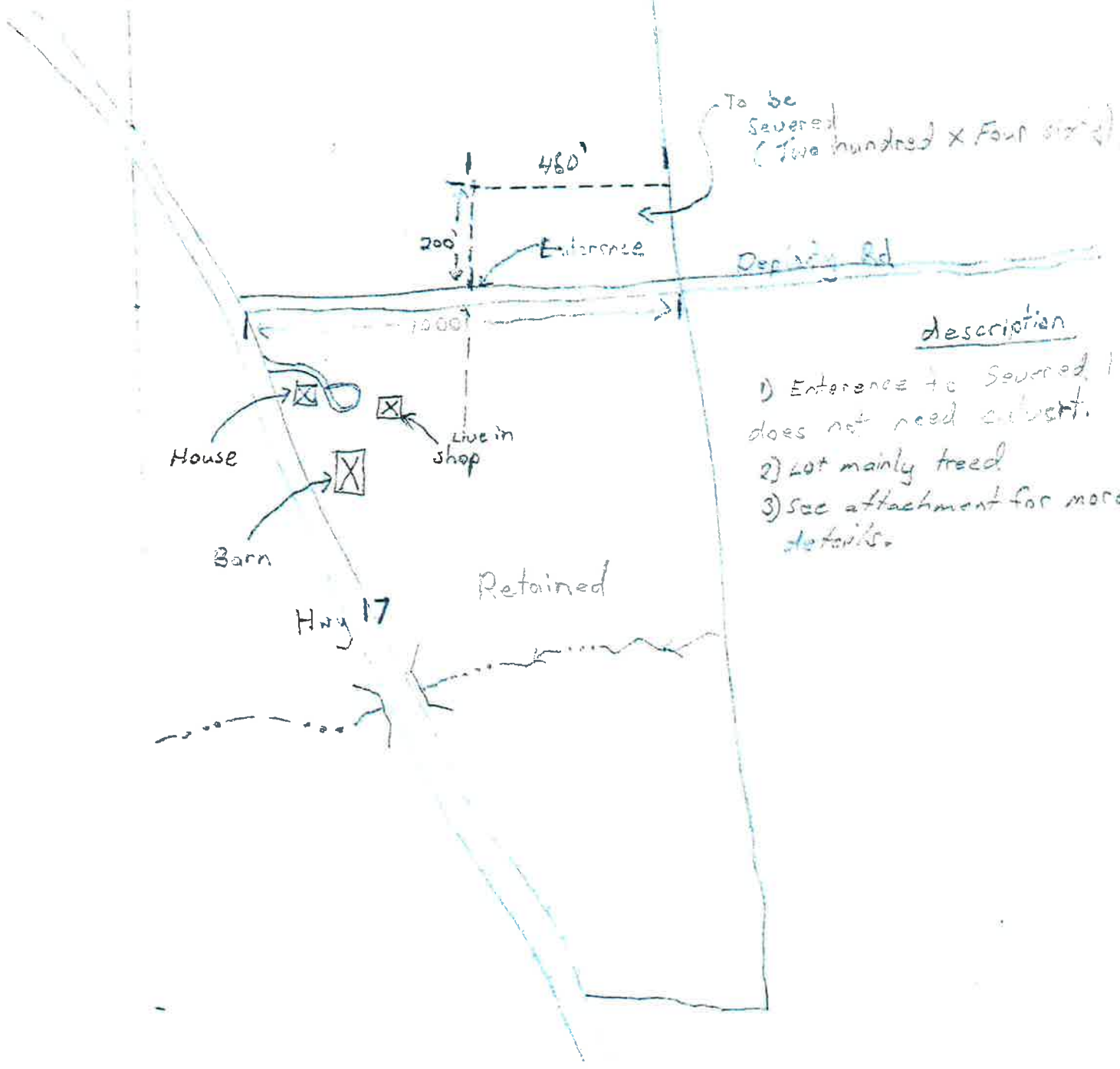
LOT 8
CON. 5-6
JOHNSON TWP

Original Site Plan from Applicant

The proposed severed portion shown on this original site plan does not meet the minimum lot size for Rural designation in Johnson Twp. current Zoning By-law. An extra 30.48m (100') was added to the depth to exceed the minimum lot size requirement.

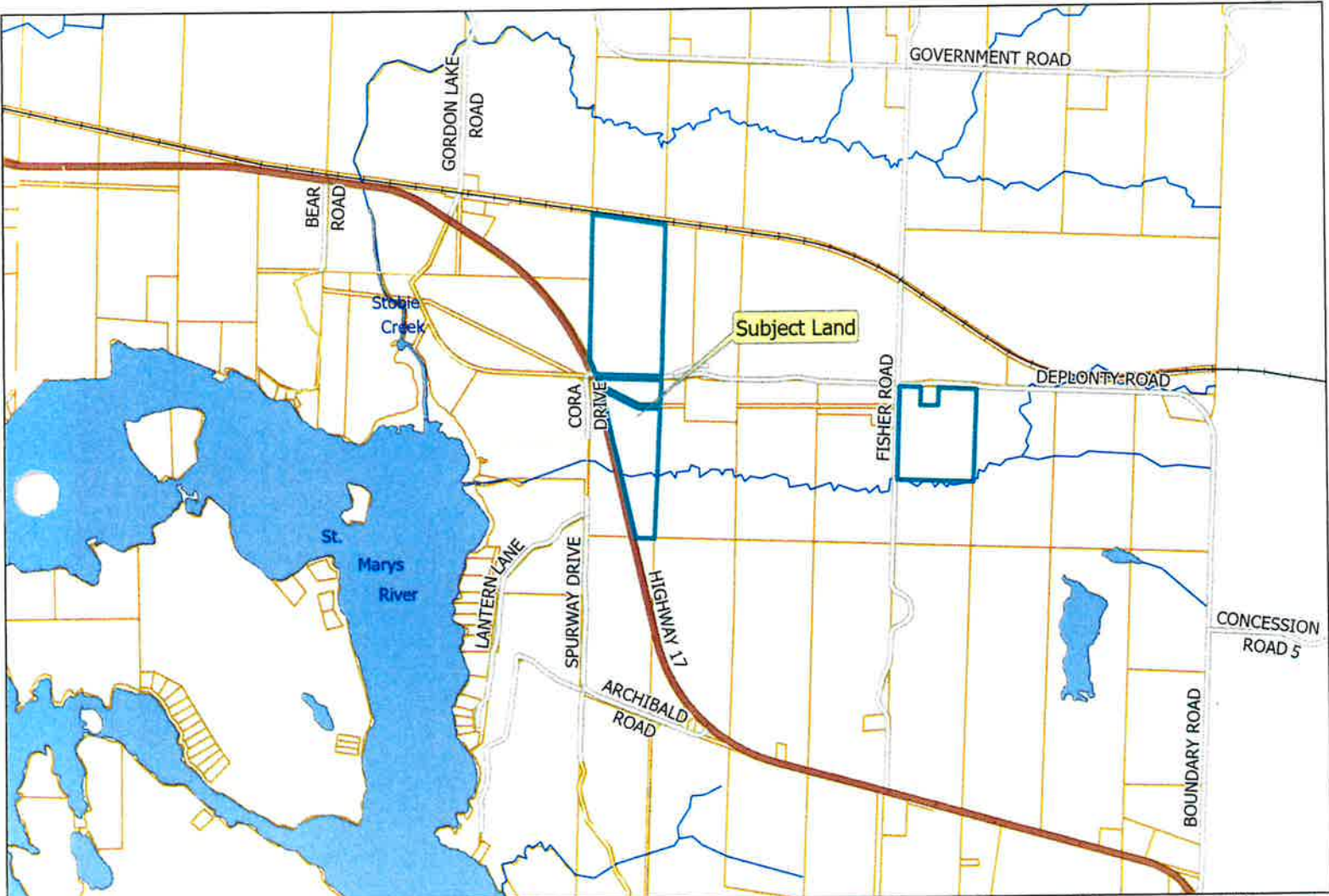


Retained

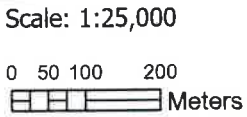


description

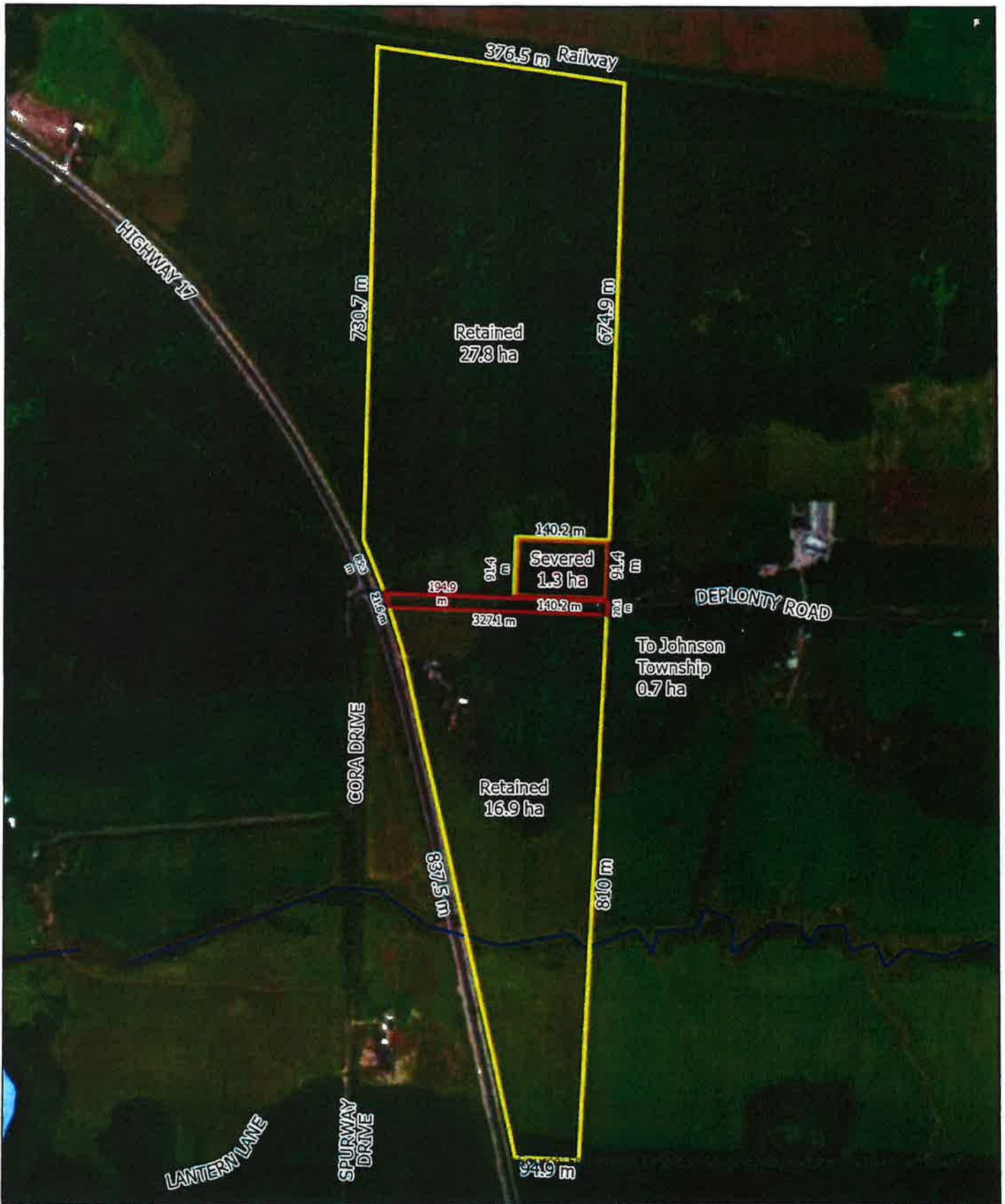
- 1) Entrance to severed lot does not need culvert.
- 2) Lot mainly treed
- 3) See attachment for more details.



DESBARATS TO ECHO BAY PLANNING BOARD
 Proposed Consent Application: J2022-11 Menard
 Creation of One (1) Lot
 8206 Highway 17E, Johnson Township

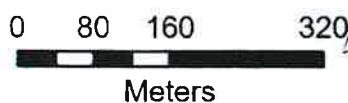


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DESBARATS TO ECHO BAY PLANNING BOARD
 Proposed Consent Application: J2022-11 Menard
 Creation of One (1) Lot
 8206 Highway 17E, Johnson Township

Scale: 1:7,500



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Meters

Scale: 1:2,000

DESBARATS TO ECHO BAY PLANNING BOARD
 Proposed Consent Application: J2022-11 Menard
 Creation of One (1) Lot
 8206 Highway 17E, Johnson Township

Desbarats to Echo Bay Planning Board

Application for Consent Under Section 53 of the Planning Act

Before Starting This Application

Please read the following:
 Appendix A: Completeness of the Application
 Appendix B: Submission of the Application
 Appendix C: Help
 Appendix D: Notes to Applicants

In this form the term "subject" means the land to be severed and/or the land to be retained.

Office Use Only

File Number	T2022-12
Roll Number	574 0000 2029 0000
Date Submitted	14 September 2022
Date Received	27 September 2022
Sign Issued	

Please Print and Please Complete or Check-Mark Appropriate Box (s). Please use ink, not pencil.

1. Applicant Information			
1.1	Name of Applicant	Home Telephone No.	Business Telephone No.
	Address 2568 Government RD Desbarats ON		Postal Code P0R 1E0
1.2	This section is for the name of Owner (s) if different than the applicant. An owner's authorization is required in Section 11.1		
	Name of Owner (s)	Home Telephone No.	Business Telephone No.
	Address		Postal Code
1.3	Name of person who is to be contacted, and to receive any correspondence, about the application, if different than the applicant. This may be a person or firm acting on behalf of the applicant.		
	Name of Contact Person	Home Telephone No.	Business Telephone No.
	Address	Postal Code	Fax No.

2. Location of the Subject Land			
2.1	District	Local Municipality	Section or Mining Location
	Algomaa	Township	
	Concession Number (s)	Lot Number (s)	Registered Plan No.
	Con 1	PT 8 and 9	1R. 9883
	Reference Plan No.	Part Number (s)	Name of Street/Road
	1R-10108	4 and 2	Government
2.2	Are there any easements or restrictive covenants affecting the subject land? <input type="checkbox"/> No <input checked="" type="checkbox"/> Yes (describe below the easement or covenant and its effect) Algoma Power has an easement along the side of the road (15')		

3. Purpose of this Application

3.1 Type and purpose of proposed transaction (check appropriate box)
 Transfer: Creation of a new lot Addition to a lot An Easement Other Purpose
 Other: A charge A lease A correction of title

3.2 Name of person (s), if known, to whom land or interest in land is to be transferred, leased or charged:
Moses Doerksen

3.3 If a lot addition, identify the lands to which the parcel will be added: Roll # _____
 Description: *2504 Government RD*

4. Description of Subject Land and Servicing Information (Complete each subsection)

4.1	Description	Lot Addition	
		Covered	Retained
	Frontage (m.)	<i>411.9 m</i>	<i>333.7 m</i>
	Depth (m.)	<i>250.4 m</i>	<i>930.4 m irregular</i>
	Area (ha.)	<i>11.1 hectares</i>	<i>25.8 hectares</i>
4.2	Use of Property	Existing Use (s)	<i>Mixed farm Small Business</i>
		Proposed Use (s)	<i>" "</i>
4.3	Buildings or Structures	Existing	<i>Farm set</i>
		Proposed	<i>Farm set</i>
4.4	Access (check appropriate space)	Provincial Highway	
		Municipal road, maintained all year	<i>✓</i>
		Municipal road, seasonally maintained	
		Other public road	
		Right of way	
		Water access	
		(See Note #1)	
Note #1: Describe in section 9.1, the parking and docking facilities to be used and the approximate distance of these facilities from the subject land and the nearest public road			
4.5	Water Supply (check appropriate space)	Publicly owned and operated piped water supply	
		Privately owned and operated individual well	<i>✓</i>
		Privately owned and operated communal well	
		Lake or other water body	
		Other means	
4.6	Sewage Disposal (check appropriate space)	Publicly owned and operated sanitary sewage system	
		Privately owned and operated individual septic tank (See Note #2)	<i>gray water</i>
		Privately owned and operated communal septic system	
		Privy	<i>✓</i>
		Note #2: A certificate of approval from the local Health Unit or Ministry of the Environment and Energy submitted with this application will facilitate the review.	

Section 4 continued on next Page

4. Description of Subject Land and Servicing Information Continued				
4.7	Other Services (check if the service is available)		Severed	Retained
		Electricity	✓	✓
		School Bussing	✓	✓
		Garbage Collection		
4.8	If access to the subject land is by private road, or if "other public road" was indicated in section 4.4, indicate who owns the land or road, who is responsible for its maintenance and whether it is maintained seasonally or all year:			

5. Land Use			
5.1	What is the existing official plan designation (s), if any, of the subject land? <i>Ag</i>		
5.2	What is the zoning, if any, of the subject land? If the subject land is covered by a Ministry's zoning order, what is the Ontario Regulation Number? <i>Ag</i>		
5.3	Are any of the following uses or features on the subject land or within 500 metres of the subject land, unless otherwise specified. Please check the appropriate boxes, if any, which apply.		
	Use or Feature	On the Subject Land	Within 500 Metres of Subject Land, unless otherwise specified (indicate approximate distance)
	An agricultural operation, including livestock facility or stockyard	✓	✓
	A landfill	no	no
	A sewage treatment plant or waste stabilization plant	no	no
	A provincially significant wetland (class 1, 2, or 3 wetland)	no	no
	A provincially significant wetland within 120 metres of the subject land	N/A	no
	Flood plain		
	A rehabilitated mine site	no	no
	A non-operating mine site within 1 kilometre of the subject land	no	no
	An active mine site	no	no
	An industrial or commercial use, and specify the use (s)	no	no
	An active railway line	no	no
	A municipal or federal airport	no	no

6. History of the Subject Land	
6.1	<p>Has the subject land ever been the subject of an application for approval of a plan of subdivision or consent under the Planning Act?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown</p> <p>If Yes and if known, provide the Ministry's application file number and the decision made on the application:</p> <p>File # _____ Decision: _____</p>
6.2	<p>If this application is a re-submission of a previous consent application, describe how it has been changed from the original application:</p>
6.3	<p>Has any land been severed from the parcel originally acquired by the owner of the subject land?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes, provide for each parcel severed, the date of transfer, the name of the transferee and the land use:</p>

7. Current Applications	
7.1	<p>Is the subject land currently the subject of a proposed official plan or official plan amendment that has been submitted to the Minister for approval?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown</p> <p>If Yes, and if known, specify the Ministry file number and status of the application:</p>
7.2	<p>Is the subject land the subject of an application for a zoning by-law amendment [], Minister's zoning order amendment [], minor variance [], consent or approval of a plan of subdivision []?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown</p> <p>If Yes, and if known, specify the Ministry file number and status of the application:</p>

8. Sketch (Use the attached Sketch Sheet) To help you prepare the sketch, refer to the attached Sample Sketch.

8.1

In order for your application to be considered complete, a sketch drawn to scale must be included as part of this application which shows:

1. Boundaries and dimensions of the subject land including the part that is to be severed and the part that is to be retained.
2. Location, size, height and type of all existing and proposed buildings or structures on severed or retained lands, including the distance of the buildings or structures from front yard lot line, rear yard lot line and side yard lot lines.
3. Boundaries and dimensions of the land owned by the owner, including the subject land and adjacent land.
4. The distance between the subject land and the nearest municipal lot line or landmark, such as a railway crossing or bridge.
5. The location of all land previously severed from the parcel originally acquired by the current owner of the subject land.
6. The approximate location of all natural and artificial features on the subject land and adjacent lands, including railways, roads, watercourses, drainage ditches, irrigation ponds, river or stream banks, wetlands, wooded areas, buildings.
7. The current use (s) of the adjacent lands.
8. The location, width and name of any roads within or abutting the subject land. Indicate whether the road is an unopened road allowance, a public travelled road, a private road or a right-of-way.
9. If access to the subject land is by water only, the location of the parking and docking facilities to be used.
10. The location and nature of any restrictive covenant or easement affecting the land.
11. If the severed parcel is to be conveyed to an abutting property owner, please identify the abutting property with name and instrument number exactly as now registered.
12. The location, size and distance to buildings and property lines of any existing sewage system treatment units (septic tanks) and distribution piping (septic beds) on the lot to be created and/or retained.

If other documentation/supporting material becomes necessary, you will be contacted and this information must be submitted prior to your application proceeding.

8.2

Notification Sign Requirements:

For the purpose of public notification and in order for staff to easily locate your land, you will be given a sign to indicate the intent and purpose of your application. It is your responsibility to:

1. Post one sign per frontage in a conspicuous location on the subject property.
2. Ensure one sign is posted at the front of the property at least three feet above ground level.
3. Notify the Planner when the sign is in place in order to avoid processing delays.
4. Maintain the sign until the application is finalized and thereafter remove it.

9. Other Information

9.1

Is there any other information that you think may be useful to the Ministry or other agencies in reviewing this application? If so, explain below or attach on a separate page.

9.2

If the subject property is agricultural or close to an agricultural property, the following Supplement forms may be required:

- 1) Supplement #1 - Agricultural Land Descriptions
- 2) Supplement #2 - Data Sheet for Minimum Distance Separation under the Agricultural Code of Practice

10. Affidavit or Sworn Declaration

10.1

~~Affidavit~~ or ~~Sworn~~ Declaration for the Prescribed and Requested Information

I, Jonas B Hoover of the Twp of Tarbutt
in the District of Algoma make oath and say (or solemnly declare) that the

information contained in this application is true and that the information contained in the documents that accompany this application are true.

~~AA~~

Sworn (or declared) before me

at the Township of Tarbutt

in the District of Algoma

this 14th day of September, 2022.

[Signature]
Commissioner of Oaths

Jonas B Hoover
Applicant

Anna Hoover
Applicant

11. Authorizations

11.1

If the applicant is not the owner of the land that is the subject of this application, the written authorization of the owner that the applicant is authorized to make the application must be included with this form and/or the authorization set out below must be completed

Authorization of Owner for Agent to Make the Application

I, _____, am the owner of the land that is the subject of this application for Consent and I authorize _____ to make this application on my behalf.

(Date) Signature of Owner (s)

Sworn (or declared) before me

At the _____, in the _____

This _____ day of _____, 20____.

Commissioner

11.2

Authorization of Owner for Agent to Provide Personal Information

I, Jonas B Hoover, am the owner of the land that is the subject of this application for Consent and for the purpose of the Freedom of Information and Protection of Privacy Act,

I authorize _____, as my agent for this application, to provide any of my personal information that will be included in this application or collected during the processing of this application.

(Date) Signature of Owner (s)

Sworn (or declared) before me

At the _____, in the _____

This _____ day of _____, 20____.

Commissioner

12. Consent of the Owner

12.1

I, Jonas B Hoover, am the owner of the land that is the subject of this Consent application and for the purpose of the Freedom of Information and Protection of Privacy Act, I authorize and consent to the use by, or the disclosure to, any person or public body of any personal information that is collected under the authority of the Planning Act for the purpose of processing this application.

Sept. 13/22 _____
(Date) Signature of Owner (s)

13. Permissions

13.1

Permission to enter on to the subject land(s)

I/We hereby authorize the members and staff of the Desbarats to Echo Bay Planning Board to enter upon the subject land (s) and premise (s) for the limited purpose of evaluating the merits of this application


Signature of Owner (s) or Authorized Agent

The subject property must have the appropriate municipal address, or other adequate identification conspicuously posted on the subject land (s). Failure to comply may result in a deferral of the application.

Submission of the Application

- One application form is required for each parcel to be severed.
- The requested copies will be used to consult with other ministries or agencies that may have an interest in the application.
- All measurements are to be in Metric units.

Step #1:

Review the application with your municipal office in order to apprise them this application will be coming to them and also to ascertain whether or not there may be municipal concerns regarding the application that your or the Planning Board may not be aware of which may affect the completeness and/or acceptance of the application.

Step #2:

Deliver the completed application to the Planning Board office along with the required fee made payable to the Desbarats to Echo Bay Planning Board.

Step #3:

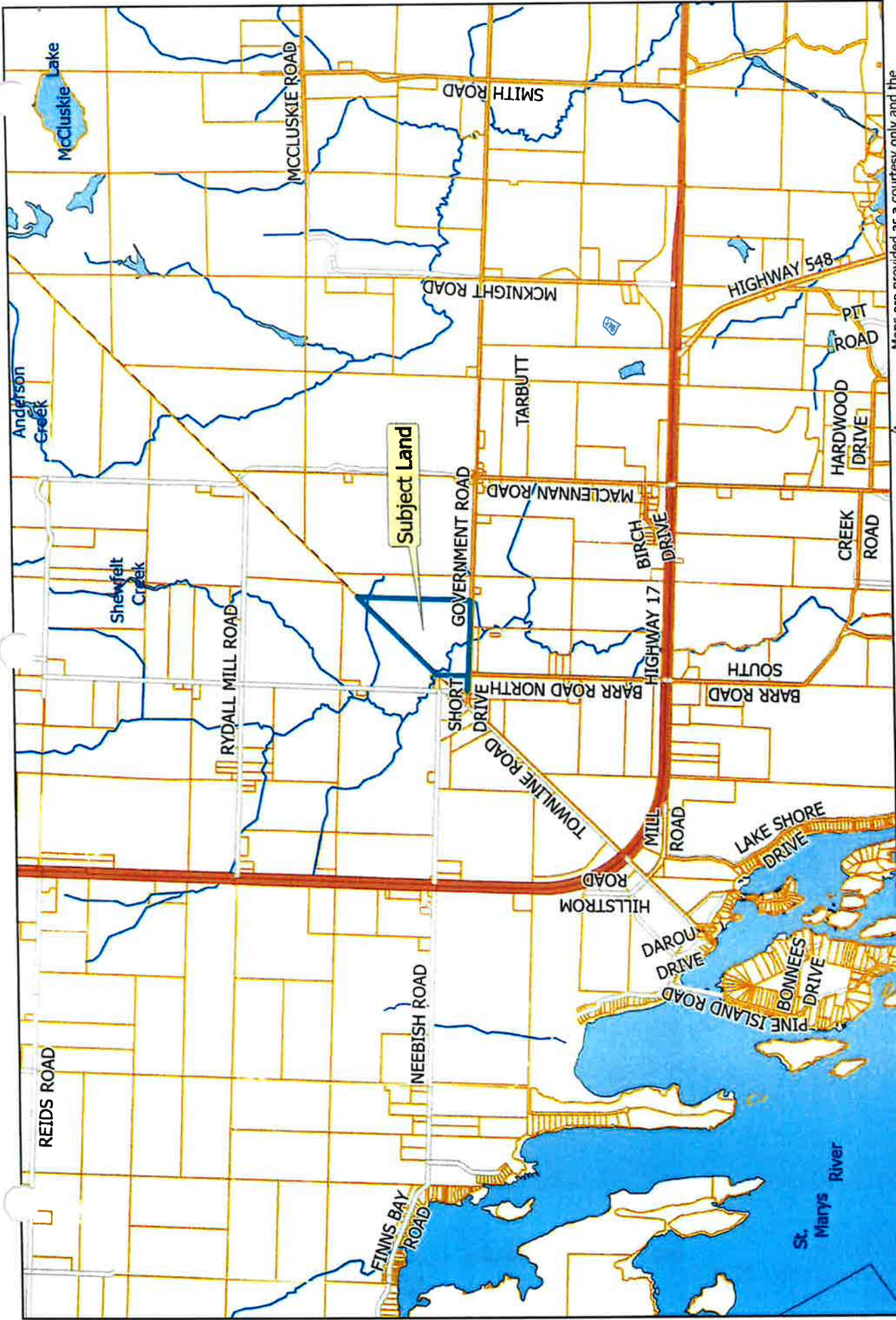
- The Planning Board Secretary will review your application.
- You will be notified when the application is considered complete. Any legislated time lines will commence only after the application is deemed complete and accepted by the Planning Board.
- Once the application has been accepted as complete you will be asked to supply 12 copies of the approved application along with 12 copies of the approved sketch. You may make the necessary copies yourself or the Planning Board can make them for you for a fee.
- You will be responsible for delivering one copy of the completed application to the Algoma Health Unit and they may require a fee for this service.

PLEASE NOTE

An application accepted as complete may still be amended, rejected, or deferred as the application goes through the process of review and as new or opposing information becomes available.

All documents should be forwarded to the attention of:

Secretary - Treasurer
Desbarats to Echo Bay Planning Board
c/o Tarbutt Township Offices
27 Barr Road South, RR#1
Desbarats, Ontario
P0R 1E0

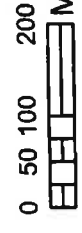


Subject Land

Maps are provided as a courtesy only and the Desbarats to Echo Bay Planning Board makes no guarantees as to the accuracy of this information. This map is not intended to be used for conveyance, authoritative definition of the legal boundary, or property title. This is not a survey product.



Scale: 1:40,000



DESBARATS TO ECHO BAY PLANNING BOARD
 Proposed Consent Application - J2022-12 Hoover
 2568 Government Road, CON 1, PT 8 & 9, 1R9883, PT 4 1R10108
 Creation of a Lot Addition
 Tarbutt Twp.



DESBARATS TO ECHO BAY PLANNING BOARD
 Consent Application - T2022-12 Hoover
 Creation of a Lot Addition
 2568 Government Road, CON 1 PT 8 & 9
 Tarbutt Township

Scale: 1:4,500

0 50 100 200
 Meters



Maps are provided as a courtesy only and the Desbarats to Echo Bay Planning Board makes no guarantees as to the accuracy of this information. This map is not intended to be used for conveyance, authoritative definition of the legal boundary, or property title. This is not a survey product.

Desbarats to Echo Bay Planning Board

Application for Consent Under Section 53 of the Planning Act

Before Starting This Application

Please read the following:
 Appendix A: Completeness of the Application
 Appendix B: Submission of the Application
 Appendix C: Help
 Appendix D: Notes to Applicants

In this form the term "subject" means the land to be severed and/or the land to be retained.

Office Use Only

File Number	J2022-13
Roll Number	5716 000 006 142
Date Submitted	September 23 rd
Date Received	September 23 rd
Sign Issued	

Please Print and Please Complete or Check-Mark Appropriate Box (s). Please use ink, not pencil.

1. Applicant Information			
1.1	Name of Applicant	Home Telephone No	Business Telephone No.
	Emanuel J Sherk		N/A
1.2	Address	Postal Code	
	8439 Hwy 17 E RR 1 Bruce Mines ON		POR 1C0
This section is for the name of Owner (s) if different than the applicant. An owner's authorization is required in Section 11.1			
1.3	Name of Owner (s)	Home Telephone No	Business Telephone No.
	Address		Postal Code
Name of person who is to be contacted, and to receive any correspondence, about the application, if different than the applicant. This may be a person or firm acting on behalf of the applicant.			
1.3	Name of Contact Person	Home Telephone No.	Business Telephone No.
	Address	Postal Code	Fax No.

2. Location of the Subject Land				
2.1	District	Local Municipality	Section or Mining Location	Civic #
	Algonia	Johnson Twp	N/A	8439 Hwy 17 E
	Concession Number (s)	Lot Number (s)	Registered Plan No.	Lot (s)/Block (s)
2.2	4	Pts 1-2+3	1R 13222	Pts 1-2-3
	Reference Plan No.	Part Number (s)	Name of Street/Road	Other Identifier
	1R 13222	Part 1	Hwy 17 E	
Are there any easements or restrictive covenants affecting the subject land?				
	<input checked="" type="checkbox"/> No <input type="checkbox"/> Yes (describe below the easement or covenant and its effect)			

3. Purpose of this Application

3.1 Type and purpose of proposed transaction (check appropriate box)
Transfer: Creation of a new lot Addition to a lot An Easement Other Purpose
Other: A charge A lease A correction of title

3.2 Name of person (s), if known, to whom land or interest in land is to be transferred, leased or charged:
Mathias Sherk

3.3 If a lot addition, identify the lands to which the parcel will be added: Roll # _____
 Description:

4. Description of Subject Land and Servicing Information (Complete each subsection)

4.1	Description	Severed		Retained	
		Frontage (m.)	205.1 m	422.8 m	
	Depth (m.)	906.4 m irregular	808.5 m irregular		
	Area (ha.)	22.8 hectares	35.6 hectares		
4.2	Use of Property	Existing Use (s)	Agricultural	Agricultural	
		Proposed Use (s)	Agricultural	Agricultural	
4.3	Buildings or Structures	Existing	None		
		Proposed	1 house Barn Shed	House Barn Sheds	
4.4	Access (check appropriate space)	Provincial Highway	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	
		Municipal road, maintained all year			
		Municipal road, seasonally maintained			
		Other public road			
		Right of way			
		Water access (See Note #1)			
Note #1: Describe in section 9 1, the parking and docking facilities to be used and the approximate distance of these facilities from the subject land and the nearest public road					
4.5	Water Supply (check appropriate space)	Publicly owned and operated piped water supply			
		Privately owned and operated individual well	<input checked="" type="checkbox"/>	to be drilled Drilled well	
		Privately owned and operated communal well			
		Lake or other water body			
		Other means			
4.6	Sewage Disposal (check appropriate space)	Publicly owned and operated sanitary sewage system			
		Privately owned and operated individual septic tank (See Note #2)		grey water system	
		Privately owned and operated communal septic system			
		Privy		<input checked="" type="checkbox"/>	
Note #2: A certificate of approval from the local Health Unit or Ministry of the Environment and Energy submitted with this application will facilitate the review					

Section 4 continued on next Page

4. Description of Subject Land and Servicing Information Continued				
4.7	Other Services (check if the service is available)		Severed	Retained
		Electricity	/	/
		School Bussing	/	/
		Garbage Collection		
4.8	If access to the subject land is by private road, or if "other public road" was indicated in section 4.4, indicate who owns the land or road, who is responsible for its maintenance and whether it is maintained seasonally or all year.			

5. Land Use			
5.1	What is the existing official plan designation (s), if any, of the subject land? A-2		
5.2	What is the zoning, if any, of the subject land? If the subject land is covered by a Ministry's zoning order, what is the Ontario Regulation Number? A-2		
5.3	Are any of the following uses or features on the subject land or within 500 metres of the subject land, unless otherwise specified. Please check the appropriate boxes, if any, which apply.		
	Use or Feature	On the Subject Land	Within 500 Metres of Subject Land, unless otherwise specified (indicate approximate distance)
	An agricultural operation, including livestock facility or stockyard	yes	Within 300-400 m
	A landfill	N/A	N/A
	A sewage treatment plant or waste stabilization plant	N/A	N/A
	A provincially significant wetland (class 1, 2, or 3 wetland)	N/A	N/A
	A provincially significant wetland within 120 metres of the subject land	N/A	N/A Commercial Home Occupation S+S creation
	Flood plain	N/A	
	A rehabilitated mine site	N/A	N/A
	A non-operating mine site within 1 kilometre of the subject land	N/A	
	An active mine site	N/A	
	An industrial or commercial use, and specify the use (s)	N/A	
	An active railway line	N/A	A
	A municipal or federal airport	N/A	N/A

6. History of the Subject Land	
6.1	<p>Has the subject land ever been the subject of an application for approval of a plan of subdivision or consent under the Planning Act?</p> <p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Unknown</p> <p>If Yes and if known, provide the Ministry's application file number and the decision made on the application</p> <p>File # <u>2016 01</u> Decision: <u>approved</u></p>
6.2	<p>If this application is a re-submission of a previous consent application, describe how it has been changed from the original application:</p> <p><u>no</u></p>
6.3	<p>Has any land been severed from the parcel originally acquired by the owner of the subject land?</p> <p><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>If Yes, provide for each parcel severed, the date of transfer, the name of the transferee and the land use:</p> <p> </p> <p> </p>

7. Current Applications	
7.1	<p>Is the subject land currently the subject of a proposed official plan or official plan amendment that has been submitted to the Minister for approval?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Unknown</p> <p>If Yes, and if known, specify the Ministry file number and status of the application:</p>
7.2	<p>Is the subject land the subject of an application for a zoning by-law amendment [], Minister's zoning order amendment [], minor variance [], consent or approval of a plan of subdivision []?</p> <p><input type="checkbox"/> Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Unknown</p> <p>If Yes, and if known, specify the Ministry file number and status of the application:</p>

8. Sketch (Use the attached Sketch Sheet) To help you prepare the sketch, refer to the attached Sample Sketch.

8.1

In order for your application to be considered complete, a sketch drawn to scale must be included as part of this application which shows:

1. Boundaries and dimensions of the subject land including the part that is to be severed and the part that is to be retained
2. Location, size, height and type of all existing and proposed buildings or structures on severed or retained lands, including the distance of the buildings or structures from front yard lot line, rear yard lot line and side yard lot lines.
3. Boundaries and dimensions of the land owned by the owner, including the subject land and adjacent land
4. The distance between the subject land and the nearest municipal lot line or landmark, such as a railway crossing or bridge.
5. The location of all land previously severed from the parcel originally acquired by the current owner of the subject land.
6. The approximate location of all natural and artificial features on the subject land and adjacent lands, including railways, roads, watercourses, drainage ditches, irrigation ponds, river or stream banks, wetlands, wooded areas, buildings
7. The current use (s) of the adjacent lands.
8. The location, width and name of any roads within or abutting the subject land. Indicate whether the road is an unopened road allowance, a public travelled road, a private road or a right-of-way.
9. If access to the subject land is by water only, the location of the parking and docking facilities to be used.
10. The location and nature of any restrictive covenant or easement affecting the land.
11. If the severed parcel is to be conveyed to an abutting property owner, please identify the abutting property with name and instrument number exactly as now registered
12. The location, size and distance to buildings and property lines of any existing sewage system treatment units (septic tanks) and distribution piping (septic beds) on the lot to be created and/or retained.

If other documentation/supporting material becomes necessary, you will be contacted and this information must be submitted prior to your application proceeding.

8.2

Notification Sign Requirements:

For the purpose of public notification and in order for staff to easily locate your land, you will be given a sign to indicate the intent and purpose of your application. It is your responsibility to:

1. Post one sign per frontage in a conspicuous location on the subject property.
2. Ensure one sign is posted at the front of the property at least three feet above ground level.
3. Notify the Planner when the sign is in place in order to avoid processing delays.
4. Maintain the sign until the application is finalized and thereafter remove it.

9. Other Information

9.1 Is there any other information that you think may be useful to the Ministry or other agencies in reviewing this application? If so, explain below or attach on a separate page.

The object of securing this lot is to create a parcel for our son for agricultural purposes.

9.2 If the subject property is agricultural or close to an agricultural property, the following Supplement forms may be required:

- 1) Supplement #1 - Agricultural Land Descriptions
- 2) Supplement #2 - Data Sheet for Minimum Distance Separation under the Agricultural Code of Practice

10. Affidavit or Sworn Declaration

10.1 Affidavit or Sworn Declaration for the Prescribed and Requested Information

I, Emanuel & Eunice Sherk of the Town of Johnson

in the DISTRICT OF ALBANY ~~make oath~~ and say (or solemnly declare) that the

information contained in this application is true and that the information contained in the documents that accompany this application are true.

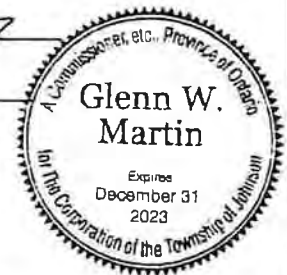
~~Sworn~~ (or declared) before me

at the Municipal Office

in the DISTRICT OF ALBANY

this 21st day of SEPTEMBER, 2027

[Signature]
Commissioner of Oaths



[Signature]
Applicant

Eunice Sherk
Applicant

11 Authorizations

11.1

If the applicant is not the owner of the land that is the subject of this application, the written authorization of the owner that the applicant is authorized to make the application must be included with this form and/or the authorization set out below must be completed.

Authorization of Owner for Agent to Make the Application

I, _____, am the owner of the land that is the subject of this application for Consent and I authorize _____ to make this application on my behalf.

(Date)

Signature of Owner (s)

Sworn (or declared) before me

At the _____, in the _____

This _____ day of _____, 20____

Commissioner

11.2

Authorization of Owner for Agent to Provide Personal Information

I, _____, am the owner of the land that is the subject of this application for Consent and for the purpose of the Freedom of Information and Protection of Privacy Act, I authorize _____ as my agent for this application, to provide any of my personal information that will be included in this application or collected during the processing of this application.

(Date)

Signature of Owner (s)

Sworn (or declared) before me

At the _____, in the _____

This _____ day of _____, 20____

Commissioner

12. Consent of the Owner

12.1

I, Emanuel J Shark
Eunice Shark, am the owner of the land that is the subject of this Consent application and for the purpose of the Freedom of Information and Protection of Privacy Act, I authorize and consent to the use by, or the disclosure to, any person or public body of any personal information that is collected under the authority of the Planning Act for the purpose of processing this application.

Sept 13/22
(Date)

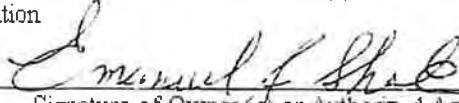
Emanuel J Shark Eunice Shark
Signature of Owner (s)

13 Permissions

13.1

Permission to enter on to the subject land(s)

I/We hereby authorize the members and staff of the Desbarats to Echo Bay Planning Board to enter upon the subject land (s) and premise (s) for the limited purpose of evaluating the merits of this application



Signature of Owner (s) or Authorized Agent

The subject property must have the appropriate municipal address, or other adequate identification conspicuously posted on the subject land (s). Failure to comply may result in a deferral of the application.

Submission of the Application

- One application form is required for each parcel to be severed
- The requested copies will be used to consult with other ministries or agencies that may have an interest in the application.
- All measurements are to be in Metric units

Step =1.

Review the application with your municipal office in order to apprise them this application will be coming to them and also to ascertain whether or not there may be municipal concerns regarding the application that your or the Planning Board may not be aware of which may affect the completeness and/or acceptance of the application.

Step =2:

Deliver the completed application to the Planning Board office along with the required fee made payable to the Desbarats to Echo Bay Planning Board

Step =3.

- The Planning Board Secretary will review your application.
- You will be notified when the application is considered complete. Any legislated time lines will commence only after the application is deemed complete and accepted by the Planning Board
- Once the application has been accepted as complete you will be asked to supply 12 copies of the approved application along with 12 copies of the approved sketch. You may make the necessary copies yourself or the Planning Board can make them for you for a fee.
- You will be responsible for delivering one copy of the completed application to the Algoma Health Unit and they may require a fee for this service.

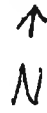
PLEASE NOTE

An application accepted as complete may still be amended, rejected, or deferred as the application goes through the process of review and as new or opposing information becomes available.

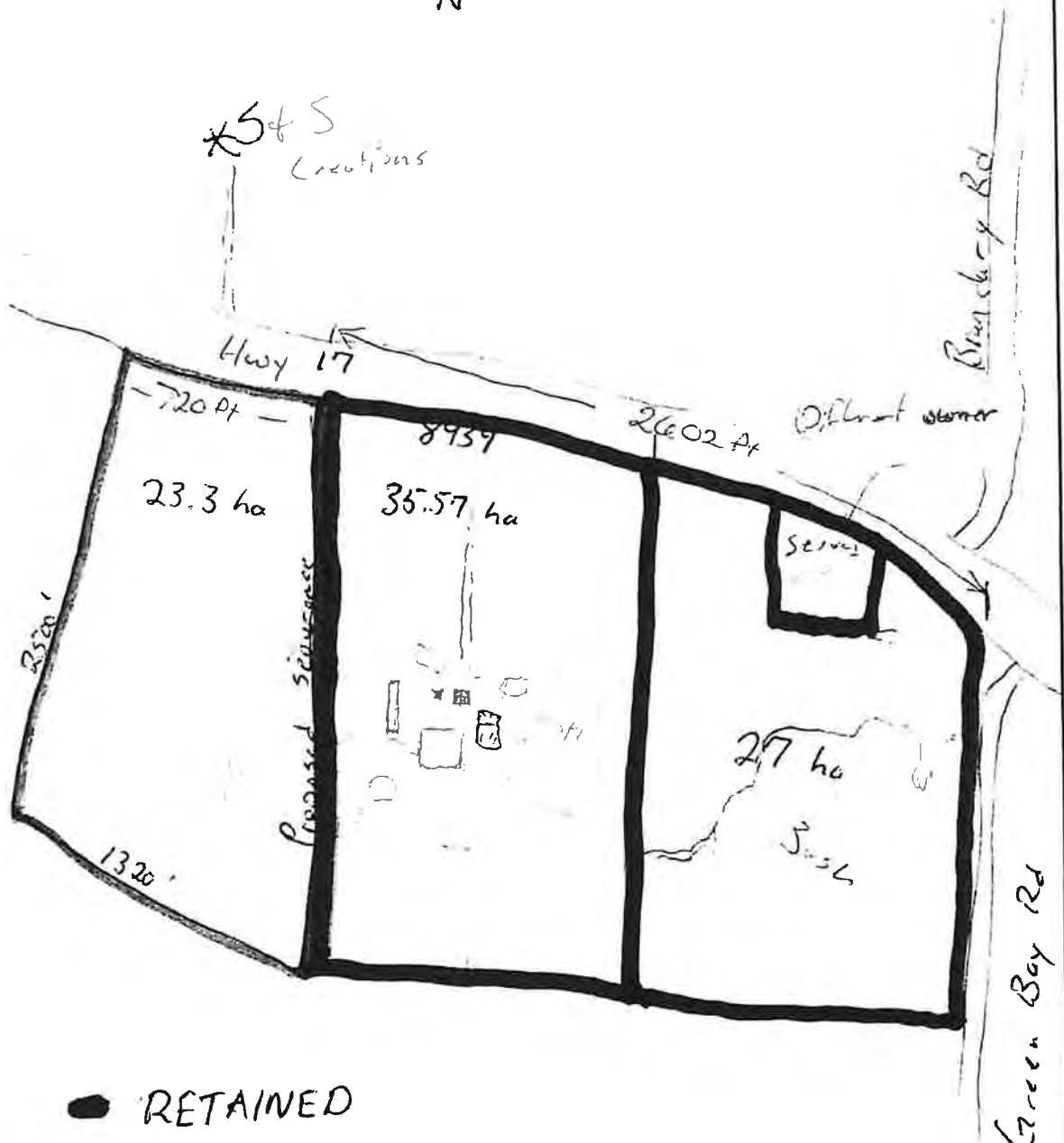
All documents should be forwarded to the attention of:

Secretary - Treasurer
Desbarats to Echo Bay Planning Board
c/o Tarbutt Township Offices
27 Barr Road South, RR#1
Desbarats, Ontario
P0R 1E0

Sketch Sheet



*S+S
Creations



● RETAINED

▬ SEVERED

APPENDIX "C"

For Help

To help you understand the consent process and information needed to make a planning decision on the application, Refer to the: "Application Guide Question & Answer". For more information on the Planning Act, the consent process or provincial policies, please see the "Guide to Planning Applications" and the "Comprehensive Set of Policy Statements". You can also call the Planning Board Secretary-Treasurer as listed below:

Secretary-Treasurer, Desbarats to Echo Bay Planning Board
c/o Township of Tarbutt, 27 Barr Road South, RR#1
Desbarats, Ontario, P0R 1E0

Phone: (705) 782-6776 Fax: (705) 782-4274

APPENDIX "D"

Notes To Applicants

The following is required in order for this application to be considered complete:

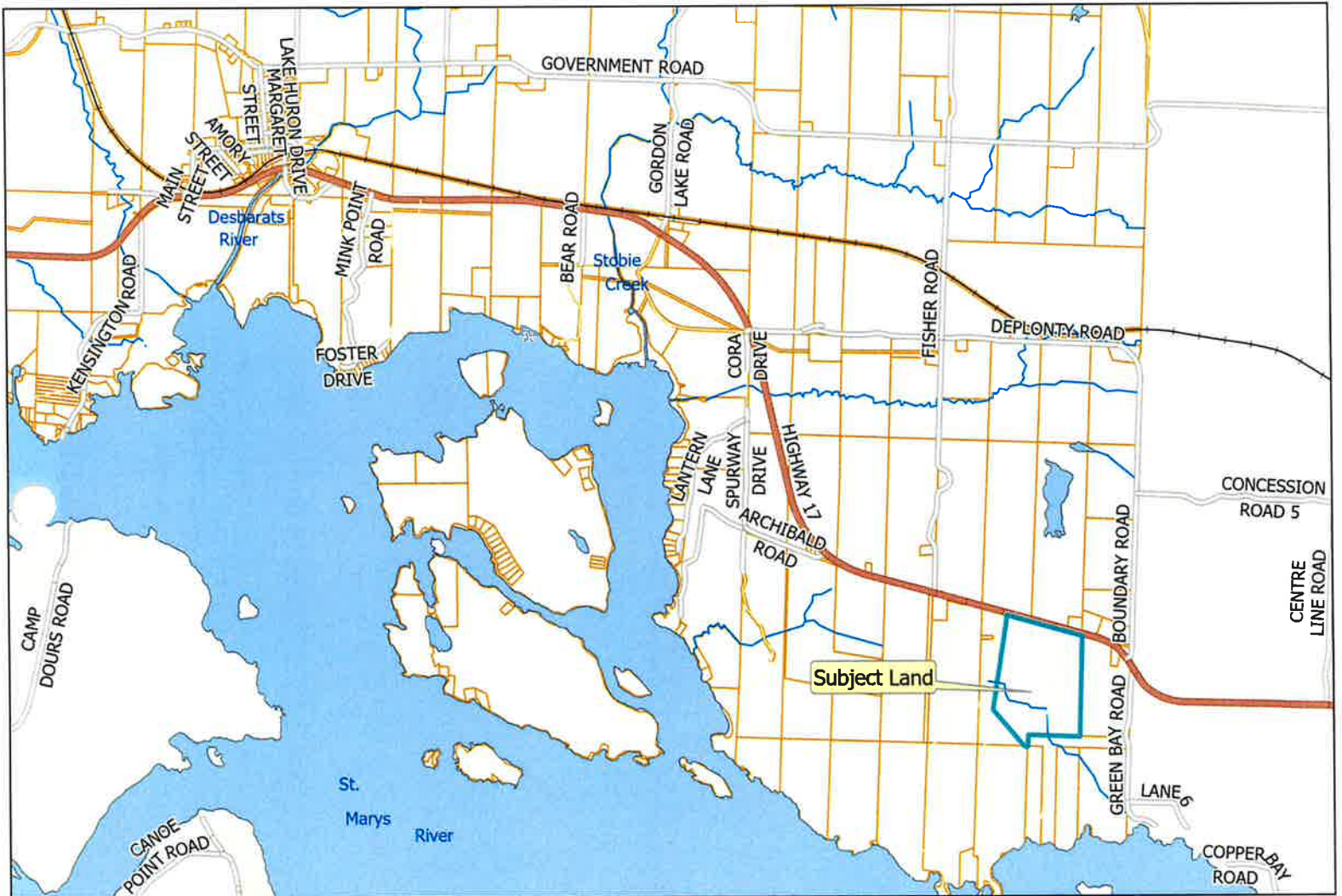
1. One original copy (plus 11 copies, after completeness has been approved) of this application with all applicable areas completed.
2. One original and eleven copies of the sketch illustrating all information as noted in Section 8.1 must accompany this application.
3. One copy of the certificate of approval from the Algoma Health Unit. Applicant is required to deliver one copy of the completed application to the Algoma Health Unit.
4. Approval reports from the Ministry of Environment and Energy, Ministry of Natural Resources, and the Ministry of Transportation, and any other Ministry, if applicable to this application.
5. The application fee. Please make cheques payable to "Desbarats to Echo Bay Planning Board". The application fee for the Desbarats to Echo Bay Planning Board is \$700.00 per lot created. A Zoning Administration fee in the amount of \$100.00 may apply.

PLEASE NOTE: FEES MAY CHANGE WITHOUT NOTICE. YOU SHOULD CONTACT THE DESBARATS TO ECHO BAY PLANNING BOARD PRIOR TO WRITING ANY CHEQUES TO THEM.

Additional fees may be required by other parties (ie. Health Unit, Surveyor, etc.). Additional fees for legal costs may apply if an Ontario Municipal Board hearing is held.

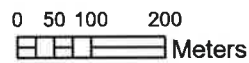
6. For additional information or assistance in completing this application please contact the Secretary-Treasurer at (705) 782-6776.
7. Please submit application to:

Secretary-Treasurer, Desbarats to Echo Bay Planning Board
c/o Township of Tarbutt
27 Barr Road South, RR#1
Desbarats, Ontario
P0R 1E0



DESBARATS TO ECHO BAY PLANNING BOARD
 Proposed Consent Application(s) - J2022-13 Sherk
 8439 Highway 17E, CON 4, LOT 2 & 3, PT 1-3 1R13222
 Creation of One (1) Lot
 Johnson Twp.

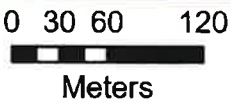
Scale: 1:40,000



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DESBARATS TO ECHO BAY PLANNING BOARD
 Consent Application - J2022-13 Sherk
 Creation of One (1) Lot
 8439 Highway 17E, CON 4, LOT 2 & 3 PT 1-3 1R13222
 Johnson Township



Scale: 1:4,500



Maps are provided as a courtesy only and the Desbarats to Echo Bay Planning Board makes no guarantees as to the accuracy of this information. This map is not intended to be used for conveyance, authoritative definition of the legal boundary, or property title. This is not a survey product.



Minimum Distance Separation I

J2022-13 Sherk

Prepared By: Jared Brice, Planner, Desabrats to Echo Bay Planning Board

Description: MDS 1

Application Date: Thursday, October 6, 2022

Municipal File Number: J2022-13 Sherk

Proposed Application: Lot creation for an agricultural use (e.g. farm split)
Type A Land Use

Applicant Contact Information

Mathias Sherk
8439 Highway 17E
Desbarats, ON, Canada P0R 1E0
Email: admin@tarbutt.ca

Location of Subject Lands

District of Algoma, Township of Johnson
JOHNSON, Concession: 4, Lot: 2
Roll Number: 571600000614200000

Calculation Name: *Farm 1*

Description:

Farm Contact Information

Not Specified

Location of existing livestock facility or anaerobic digester

District of Algoma, Township of Johnson
JOHNSON, Concession: 4, Lot: 3
Roll Number: 571600000614200000
Total Lot Size: 58.4 ha

The barn area is an estimate only and is intended to provide users with an indication of whether the number of livestock entered is reasonable.

Manure Type	Type of Livestock/Manure	Existing Maximum Number	Existing Maximum Number (NU)	Estimated Livestock Barn Area
Liquid	Beef, Backgrounders (7 - 12.5 months), Yard/Barn	30	10.0	111 m ²
Solid	Sheep, Ewes & rams (for meat lambs; includes unweaned offspring & replacements), Outside Access	130	16.3	181 m ²
Solid	Chickens, Layer hens (for eating eggs; after transfer from pullet barn), floor run	100	0.7	9 m ²

Existing Manure Storage: No storage required (manure is stored for less than 14 days)

Design Capacity (NU): 26.9

Potential Design Capacity (NU): 80.8

Factor A (Odour Potential) **0.74** X Factor B (Size) **298.54** X Factor D (Manure Type) **0.74** X Factor E (Encroaching Land Use) **1.1** = Building Base Distance 'F' (minimum distance from livestock barn) **178 m (585 ft)** (actual distance from livestock barn) **TBD**

Storage Base Distance 'S'
(minimum distance from manure storage)

No storage present

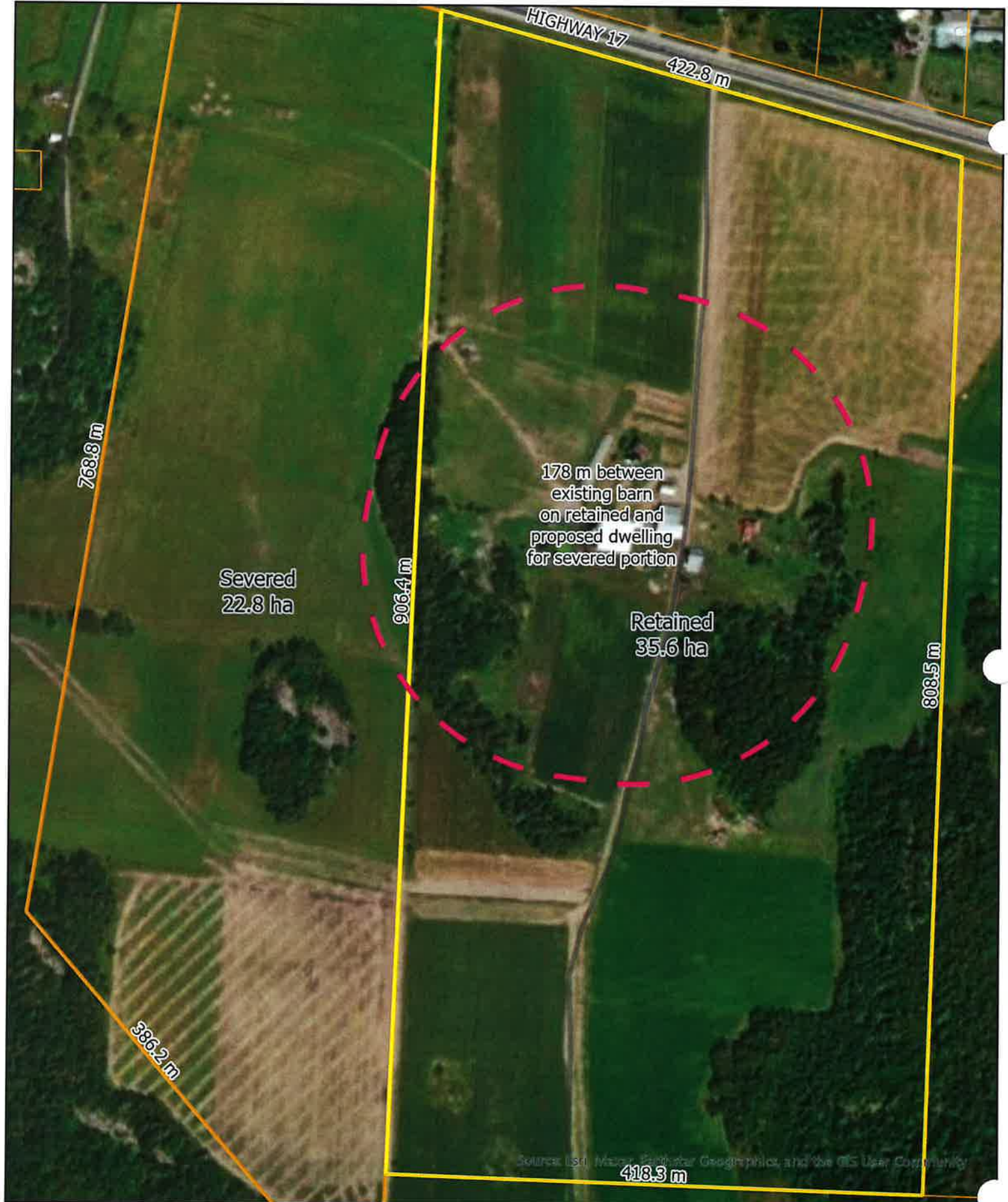
Preparer Information

Jared Brice
Planner
Desabrats to Echo Bay Planning Board
27 Barr Road South
Desbarats, ON, Canada P0R 1E0
Phone #1: 705 782 6776
Email: admin@tarbutt.ca

Signature of Preparer: _____ Date: _____
Jared Brice, Planner

NOTE TO THE USER:

The Ontario Ministry of Agriculture, Food and Rural Affairs (OMAFRA) has developed this software program for distribution and use with the Minimum Distance Separation (MDS) Formulae as a public service to assist farmers, consultants, and the general public. This version of the software distributed by OMAFRA will be considered to be the official version for purposes of calculating MDS. OMAFRA is not responsible for errors due to inaccurate or incorrect data or information; mistakes in calculation; errors arising out of modification of the software, or errors arising out of incorrect inputting of data. All data and calculations should be verified before acting on them.



DESBARATS TO ECHO BAY PLANNING BOARD
 Minimum Distance Separation Formula 1 for
 Consent Application - J2022-13 Sherk
 8439 Highway 17E Johnson Township

Scale: 1:3,924



Meters



Maps are provided as a courtesy only and the Desbarats to Echo Bay Planning Board makes no guarantees as to the accuracy of this information. This map is not intended to be used for conveyance, authoritative definition of the legal boundary, or property title. This is not a survey product.

Delete Archive Report Reply Reply all Forward

karhi severance

Item: C3
Date: 10-25-22

I did follow up after this was approved and contacted three different planners and a lawyer. The consensus from the discussions we had was that the severance did violate the official plan and that I should appeal. And that it hinged on that one OP section.

The issue was as Dolcetti indicated in his report, B 2.4 there is an allowance for severance in Ag. What was left out of that report and which is far more important is *sub sec a) That the severed and retained lots are of a size appropriate for the type of agricultural uses typical in the area and are sufficiently large enough to maintain flexibility for future changes in the type or size of agricultural operations;*

This is where the severance does not conform to the intent of the OP. 4.2 and 3.5 hectares do not come close to a "size appropriate for the type of agricultural use typical in the area", nor does it meet the requirement of being "sufficiently large enough to maintain flexibility for future changes in the type or size of agriculture operations".

When we wrote that OP Chris and I had a battle with the Min of Ag to get any kind of allowance for smaller farms. Our concern at the time was the Mennonites did not need 80 or 100 acres to farm successfully. We ended up having to travel to Sudbury several times and have very heated discussions to get any movement. It came down to were we refused to adopt the OP and throw it all out if we couldn't get some concession. The opening wording and sub sec a) was the concession.

This was not meant to create residential lots and call them farms, this was to create self-supporting and operational farms slightly less than what the Min of Ag deemed a minimum size.

Obviously I didn't pursue the appeal. It cost me over \$3000.00 dollars to get these opinions and I am fine with that, I have wasted more on dumber things. The reason I didn't pursue it was the estimate for preparing and going to OLT was roughly \$9000.00 dollars and I figured 3K was enough for me to spend.

Just wanted to pass this on for whatever it is worth to you. Seems a complete waste to keep these opinions to myself.

I do find it concerning some of the decisions the board has made. The reps on the board are very uninformed about the OP and severances, etc. I was the secretary for 15 years or more and looking in from the outside I worry about you both. The board takes the staff report as gospel and in all my years they just rubber stamp whatever is put in front of them. The liability that staff have working like this is huge.

For what its worth I hope you guys consider a very different approach to staff reports and how they should be presented. I would also drop the 'staff recommendation'. Give them everything but don't take on that risk.

Guess you may of heard, I retire end of March, so wont be bugging you for much longer.

Take care
Glenn

Reply Reply all Forward

Inquiry regarding Planning Board and Municipal Elections

JB Jared Brice
To: Jean Palmer

Tue 18/10/2022 10:46 AM

[Reply](#)[Forward](#)

From: Helps, Louis (MMAH)
<Louis.Helps@ontario.ca>
Sent: October 18, 2022 8:59 AM
To: Jared Brice <Admin@tarbutt.ca>
Cc: Holtby, Cara (MMAH)
<Cara.Holtby@ontario.ca>
Subject: RE: Inquiry regarding Planning Board
and Municipal Elections

Hi Jared,

The Municipal Elections Act, Section 6(1) identifies the term for all offices the Act applies to as 4 years, beginning November 15 in the year of a regular election. As such, the current Planning Board will continue to be able to hold meetings up until November 14th when their term expires.

Please let me know if you have any further questions.

Louis Helps
Municipal Advisor
Ministry of Municipal Affairs and Housing
159 Cedar Street, Suite 401
Sudbury, ON P3E 6A5
Phone: 705-280-0334
