

**Desbarats to Echo Bay Planning Board
January 27th 2026**

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 (November 25th 2025)**
- 4. Staff/Members reports**

B. Old Business:

- 1. Official Plan Progress and Planning Board Operations (December 17th 2025)**
- 2. Joint Official Plan; resolution from Macdonald Township, proposed Clerk's meeting with J.L Richards and extra expense distribution in order for J.L. Richards to address any concerns/changes (enclosed financial breakdown from J.L. Richards)**
- 3. OP input from Macdonald Township and Laird Township**

C. New Business:

- 1. Application for Consent: L2025-12 Applicant(s): Errol & Helene Caldwell**
- 2. Jerry Dolcetti**

D. Information:

- 1. Agricultural Impact Assessment Guidance Document**

E. Seminars/Meetings:

F. Newsletters/Bulletins:

G. Adjournment:

DESBARATS to ECHO BAY PLANNING BOARD
November 25 2025
Regular Meeting

Present: Lynn Orchard, Chair, Lennie Smith, Ruth Wigmore, Todd Rydall, Jason Koivisto, Reg McKinnon, Shelly Bailey, Terence Graham

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.: 73-2025 Shelly Bailey, Terence Graham

Be it resolved that the Board opens their regular meeting at 7:00 p.m. (cd)

Res.: 74-2025 Terence Graham, Shelly Bailey

The Planning Board accepts the Minutes of October 28th 2025 as presented. (cd)

Res.: 75-2025 Lennie Smith, Shelly Bailey

Be it resolved that the Board receives the Draft Official Plan and the Draft Policy Direction Report; and

That the Board direct Staff to schedule 2 Open House Official Plan meetings in early 2026 in Desbarats & Echo Bay in consultation with JL Richards. (cd)

Res.: 76-2025 Shelly Bailey, Reg McKinnon

That the Planning Board gives provisional consent to Application L2025-06.

Applicant(s): Shawn Evoy with attached conditions and notes. (cd)

Res.: 77-2025 Shelly Bailey, Jason Koivisto

That the Planning Board gives provisional consent to Application T2025-08.

Applicant(s): Philco Farms with attached conditions and notes. (cd)

Res.: 78-2025 Shelly Bailey, Terence Graham

That the Planning Board gives provisional consent to Application E2025-11 and attaches the Macdonald Township Council motion supporting same.

Applicant(s): Marieke Walling with attached conditions and notes. (cd)

Res.: 79-2025 Shelly Bailey, Ruth Wigmore

Be it resolved that the Planning Board will move into Closed Session under Sec.239(2) (b&d) of the Municipal Act to discuss Personal Matters about an identifiable individual and/or labour relations or employee negotiations at 7:51 p.m. (cd)

Res.: 80-2025 Terence Graham, Shelly Bailey

Be it resolved that the Planning Board moves out of Closed Session at 8:13 p.m. (cd)

Cont'd Pg. 2 11-25-2025

Res.: 81-2025 Ruth Wigmore, Todd Rydall

Be it resolved that the Planning Board receives the Report from the Secretary-Treasurer after attending the Planning Workshop of November 2025. (cd)

Res.: 82-2025 Todd Rydall, Ruth Wigmore

Be it resolved that the Board provide staff a Christmas Bonus to the Planning staff to the amount of \$500.00 each.(cd)

Res.: 83-2025 Todd Rydall, Lennie Smith

Be it resolved that the Planning Board adjourns at 8:22 p.m. until the next scheduled meeting or at the call of the Chair. (cd)

Date: _____

Chair: _____

Secretary-Treasurer: _____

Desbarats to Echo Bay Planning Board
C/o Township of Tarbutt Office
27 Barr Road South R.R.#1 Desbarats,
Ontario, POR 1EO

TO: Member Municipalities of the Desbarats to Echo Bay Planning Board

FROM: Jared Brice, Desbarats to Echo Bay Planning Board Secretary-Treasurer

DATE: December 17th, 2025

SUBJECT: **Official Plan Progress and Planning Board Operations**

EXECUTIVE SUMMARY:

The purpose of this report is to provide information to the Desbarats to Echo Bay Planning Board member municipalities regarding the Official Plan process and Planning Board operations moving into 2026.

OFFICIAL PLAN PROGRESS:

In early December 2025, the draft Official Plan was submitted to the Ministry of Municipal Affairs and Housing (MMAH) for one window comments. Feedback from MMAH and its six partner ministries will be provided during the ninety (90) day one window review period. During this process, J.L. Richards and Associates (JLR) will meet with MMAH representatives to discuss comments, identify required revisions, and clarify areas where the Planning Board and its member municipalities prefer the proposed policy direction.

The Minister's eventual decision on the Official Plan will be final; therefore, this stage will be the time where any disagreements will have to be examined closely and decisions made by the Planning Board and its member municipalities. As a result of this, a meeting will occur with MMAH, JLR and Planning Board staff to discuss comments based on JLR's knowledge of the Planning Board area and the policies they anticipate. As the comments from MMAH can be extensive, it will be important for the Planning Board and its member municipalities to identify those areas of policy importance prior to the meeting to focus the discussion.

Based on the discussions from the ninety (90) day one window review, JLR will revise the Official Plan based on discussion with Planning Board staff. The revised plan would then be presented to the Planning Board. The Planning Board will be hosting two (2) optional Open House meetings (Echo Bay and Desbarats) in early March that will be attended by J.L. Richards and Associates representatives. This will provide opportunities for the Public to provide comments on the draft Official Plan.

Following the Open Houses and MMAH consultation, JLR will review any public comments that have been received, and provincial one-window comments, if any, and provide recommendations in the form of a Planning Report for the Planning Board and member municipalities regarding potential response and/or revisions to the draft Official Plan.

Statutory meetings are to be held by each member municipality prior to adopting the Official Plan. Members of the public are encouraged to attend their municipalities meeting and provide comments they may have to the municipality and the Planning Board and its Planner(s). It is therefore recommended that the Planning Board and the member municipalities locally advertise these public meetings. The statutory public meetings will be held near the end of the work program to present the draft Official Plan for the member municipalities consideration and for Council's to formally receive written or oral submissions from the public. Based upon the input at the meetings, the Councils may choose to formally adopt the Official Plan or may choose to defer adoption to a subsequent meeting based upon a request for additional information.

The adopted Official Plan would be submitted to MMAH for approval. Any modifications from MMAH would be added prior to the Ministers decision on whether the Official Plan is approved.

PLANNING BOARD OPERATIONS:

So far in 2025, the Desbarats to Echo Bay Planning Board has received twelve (12) consent applications. In 2025, a total of 15 new lots and 6 lot additions were provisionally approved by the Board.

It is anticipated that the Planner utilized by the Planning Board since 1998 for the review of consent applications will not be continuing into 2026. In early 2026, staff anticipate that the Planning Board will be requesting quotes from Planners to review consent applications moving forward.

Planning Board staff greatly appreciate the member municipalities understanding regarding the amended Planning Board open hours. Currently, Planning Board staff are available Tuesday mornings and Thursday afternoons to discuss consent applications with the public. The dedicated open hours for the Planning Board provide time to correspond with the public on Planning Board matters in a way that does not retract from staffs' municipal duties.

STAFF RECOMMENDATION:

Be it resolved that the report from the Planning Board Secretary-Treasurer regarding the Official Plan process and Planning Board operations be received.



*Jared Brice, Secretary-Treasurer
Desbarats to Echo Bay Planning Board*

Email excerpt from Secretary-Treasurer to JLR (Dave Wellwood)

Item: Clerks meeting with JLR representatives

Inquiry from Secretary Treasurer:

After floating around avenues to approach consultation with the Clerks, it is increasingly clear that the Clerks from Johnson, Tarbutt, Laird and Echo Bay would be in favour of a meeting with you sooner rather than later. Some Clerks have reviewed the OP more than others and have some housekeeping and format concerns.

With this said, it appears that an ideal week to have such a meeting would be at some point next week (Jan 19 - Jan 23). Would you be open to this idea or if you have any recommendations please let me know. If there is time slot(s) that suit you please let me know and we will go from there.

Response from JLR below:

In our proposal we accounted for 1 meeting with the Planning Board to go over the draft. We accounted for one round of revisions after we received comments from MMAH as well. We have about \$79,134 in total project budget and we have about \$16,779 left include 2 hours for meeting with the Planning Board and 4 hours for revisions arising from the meeting. We can either do a scope change for any additional meetings you think may be required or we can proceed and add more money to the project as needed if we reach the budget limit. Let me know what works best for you.



RESOLUTION PAGE

TOWNSHIP OF MACDONALD, MEREDITH & ABERDEEN ADDITIONAL

Tuesday, January 13, 2026 - 07:00 PM

Motion #: 26-4

Moved by:

Seconded by:

WHEREAS the Township of Macdonald, Meredith & Aberdeen Additional is a member municipality of the Desbarats to Echo Bay Planning Area and has been presented with the Draft Joint Official Plan prepared by the Planning Board and J.L. Richards & Associates; and

WHEREAS Council recognizes that much of the Draft Official Plan is guided by Provincial Policy direction, but also has concerns related to jurisdictional authority, technical accuracy, clarity, implementability, and local applicability;

NOW THEREFORE BE IT RESOLVED THAT:

1. THAT Council receive the Draft Joint Official Plan for information and place it on the record for further consideration; and
2. THAT Council identify that it has concerns with the Draft Official Plan, including but not limited to matters of governance and approval authority, zoning-level detail, technical and cross-reference errors, mapping consistency, and local implementation impacts; and
3. THAT Council direct staff to compile Council and staff comments, concerns, and recommended revisions to the Draft Official Plan; and
4. THAT staff be directed to forward the compiled comments to the Planning Board and J.L. Richards & Associates for review, clarification, and revision; and
5. THAT staff report back to Council following feedback from the Planning Board and J.L. Richards & Associates with recommended next steps.

()

Signed

Mayor Lynn Watson

RE: RE: Receiving Draft Joint Official Plan and Initial Council Comments - A Tarbutt Template for Laird

From clerk@lairdtownship.ca <clerk@lairdtownship.ca>
Date Mon 2026-01-19 2:44 PM
To Jared Brice <Admin@tarbutt.ca>

Good Afternoon Jared,

I tried to call you this afternoon, but I quickly learned that you are out of the office today. I'd like to have a chat to ask you how to proceed. Council at the January 15, 2026, Council meeting passed the following motion:

i. Report: Draft Joint Official Plan and Initial Council Comments
#12-26

Moved by: Brad Shewfelt

Seconded by: Wayne Junor

BE IT RESOLVED THAT Council has provided comments on the Draft Joint Official Plan for the Desbarats to Echo Bay Planning Board area and directs staff to coordinate next steps with Planning Board Coordinator, Jared Brice. Carried.

I have a letter presented by the Mayor of comments on the Draft Joint Official Plan that Council would like me to submit. How should we proceed with submitting these comments?

When are the Clerks going to have a meeting with the Planner?

Sincerely,

Jennifer Errington

Jennifer Errington, Dipl.M.A.

Clerk Administrator

Township of Laird

3 Pumpkin Point Road

Echo Bay, ON

POS 1C0

Phone No. (705) 248-2395

Fax No. (705) 248-1138

Website lairdtownship.ca

Individuals who submit written correspondence or information to the Municipality should be aware that any personal information contained in their communications may become part of the public record and made available to the public through the Council Agenda process or that of a committee of Council or a local board.

Desbarats to Echo Bay Planning Board

Applicant's Consent
Under Section 53 of the Planning Act

BEFORE STARTING THIS APPLICATION:

Please read the following:

- Consent Application Guide Question & Answer
- 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	L2025-12
Roll Number	
Date Submitted	
Date Received	November 24, 2025
Sign Issued	

PLEASE PRINT & COMPLETE OR CHECK MARK APPROPRIATE BOX(S). PLEASE USE INK

1. Applicant Information				
1.1	Name of Applicant Errol Caldwell Helene Cecile Caldwell		Telephone No. 705-248-1545	Email/other contact errol.helene@gmail.com
	Address 47 Pumpkin Pt. Rd. E. Echo Bay (Laird) ON		Postal Code P0S 1C0	
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.	Email/other contact
	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 Errol Caldwell		Home Telephone No. 705-248-1545	email errol.helene@gmail.com
	Address 47 Pumpkin Pt. Rd. E. Echo Bay ON		Postal Code P0S 1C0	Email/other contact errol.helene@gmail.com
2. Location of Subject Land				
2.1	District Algoma	Local Municipality Laird Township	Section or Mining Location #	Civic # 47 East
	Concession Number (s) Nil	Lot Number (s) 17	Registered Plan No. H760	Lot(s)/Block(s)
	Reference Plan No. 1R7453	Part Number (s) 1, 2, 3	Name of Street/Road Pumpkin Pt Rd. East	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)			

Part 1 to be severed

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:

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

Severed portion 1

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

		Severed/Lot Addition	Retained	
4.1	Description	Frontage (m.)	237.74 (72.46m)	237.44 (72.238m)
		Depth (m.)	367.59 (112.041m)	367.59 (112.041m)
		Area (ha.) 0.809	0.809 ha	0.809 ha
4.2	Use of Property	Existing Use(s)	bush lot	Residential
		Proposed Use(s)	residence	Residential
4.3	Buildings or Structures	Existing	vacant bush	Dwelling + sleep
		Proposed	residence	NA
4.4	Access (check appropriate space)	Provincial Highway		
		Municipal road, maintained all year	✓	✓
		Municipal road, seasonally maintained		
		Other public road		
		Right of way		
		Water access (See Note #1)		
<p>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</p>				
4.5	Water Supply (check appropriate space)	Publicly owned and operated piped water supply		
		Privately owned and operated individual well	✓ proposed	✓ existing
		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	✓ proposed	✓ existing
		Privately owned and operated communal septic system		
		Privy		

Section 4 continues on next Page

Part 2 to 1 Severed

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:

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

Severed Portion 2

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

4.1	Description	Severed/Lot Addition		Retained			
		Frontage (m.)	Depth (m.)	Area (ha.)	Frontage (m.)	Depth (m.)	Area (ha.)
		237	367.59	0.809	237	367.59	0.809
4.2	Use of Property	Existing Use(s)	bush lot	residential	residential		
		Proposed Use(s)	residence	residence	residence		
4.3	Buildings or Structures	Existing	vacant bush	dwelling + shop			
		Proposed	residence	no change			
4.4	Access (check appropriate space)	Provincial Highway					
		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		✓ proposed		✓ existing	
		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		✓ proposed		✓ existing	
		Privately owned and operated communal septic system					
		Privy					

Section 4 continues on next Page

4. Description of Subject Land & Servicing Information ... continued

4.7	Other Services (check if the service is available)		Severed/Lot Addition	Retained
		Electricity	at road	✓
		School Bussing	✓	✓
		Garbage Collection	NO	NO
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?
None

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?
Agriculture

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.

Land 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	NO	✓
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	NO	NO
Flood plain	NO	NO
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
Natural Gas Pipeline	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	Has the subject land ever been the subject of an application for approval of a plan of subdivision or consent under the Planning Act? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Unknown <i>Plan I.R. 7453</i> If Yes and if known, provide the Ministry's application file number and the decision made on the application: File # _____ Decision: <u>accepted for 3 lots</u>
6.2	If this application is a re-submission of a previous consent application, describe how it has been changed from the original application: <p style="text-align: center;"><i>NO</i></p>
6.3	Has any land been severed from the parcel originally acquired by the owner of the subject land? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If Yes, provide for each parcel severed, the date of transfer, the name of the transferee and the land use: _____ _____

7 Current Application

7.1	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? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Unknown If Yes, and if known, specify the Ministry file number and status of the application:
7.2	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 ? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown If Yes, and if known, specify the Ministry file number and status of the application:

9. Other Information

9.1 Is there any other information that you think may be useful to the Planning Board, Ministry or other agencies in reviewing this application? If so, explain below or attach one separate page. *Survey was completed previously*
The properties were severed when I bought in 2000 but I wanted not just the house but the 2 vacant properties. Banks do not mortgage vacant lots and I could not purchase separately. So it was re-listed as a package of one lot. Land Registry shows one 6 ha lot but MPAC and Laird Township show 3 separate roll #s and I am taxed for each lot as separate. I wish to sell the lots and require severance again

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
- attached*

10. Affidavit or Sworn Declaration

10.1 Affidavit or Sworn Declaration for the Prescribed and Requested Information

I/we Errol and Helene Caldwell
of the 47 Pumpkin Pt Rd East in the Township of Laird
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
Township of Office
at the Township of Laird
in the District of Algoma
this 20 day of November, 2025
Jennifer Errington
Commissioner of Oaths

JENNIFER ERRINGTON, A
Commissioner, etc. for taking affidavits.
Clerk for the Corporation of
the Township of Laird.

ECaldwell

Applicant

HCaldwell

Applicant

12. Consent of the Owner

12.1 I/we, Errol and Helene Caldwell am/are the owner(s) of the land that is 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 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 this application.

13. Permissions

13.1 Permission to enter on to the subject land(s)

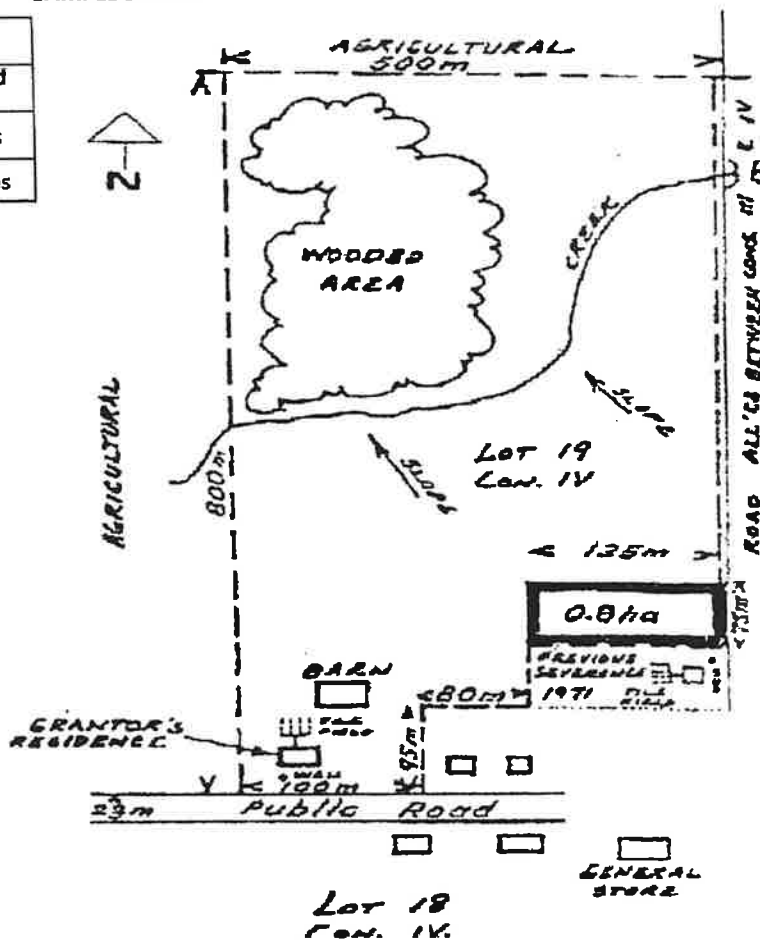
I/We hereby authorize the members and staff of the Desbarats to Echo Bay Planning Board to enter upon the subject land (s) and premise(s) for the limited purpose of evaluating the merits of this application

Signature of Owner (s) or Authorized Agent ECaldwell Date NOV 18/25

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.

SAMPLE SKETCH

PLEASE USE METRIC UNITS		
To Convert	Multiply By	To Find
Feet	0.3048	Metres
Acres	0.4046	Hectares



IR-7453

IR-7453

RECEIVED AND DEPOSITED

May 16/1899

Not. Pub. N. Laird
LAND REGISTRAR FOR THE
REGISTRY DIVISION OF ALGOMA

PARTS 1, 2, 3, 3 -
PART OF LOT 17, H-760
PART OF T-267504

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER
THE REGISTRY ACT

MAY 16, 1899
DATE

CAUTION: This plan is not a plan of subdivision
within the meaning of the The
Planning Act.

SURVEYOR'S CERTIFICATE

- I HEREBY CERTIFY
- THAT THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEY ACT AND THE REGISTRY ACT.
- 2. THE SURVEY WAS COMPLETED ON THE

MAY 16 1899
S. L. Mac DOUGALL
ONTARIO LAND SURVEYOR

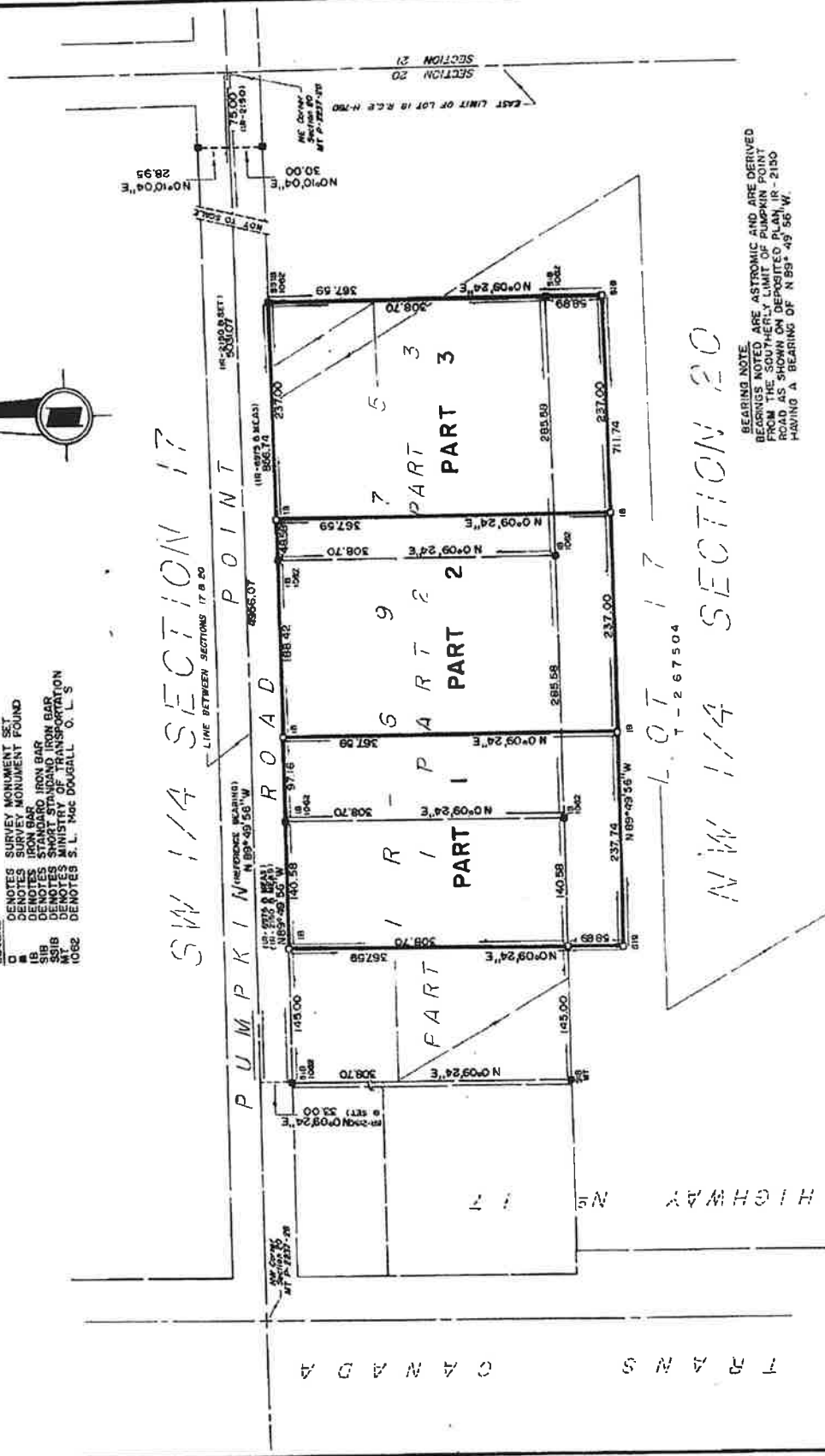
- DENOTES SURVEY MONUMENT SET
- DENOTES SURVEY MONUMENT FOUND
- IB DENOTES IRON BAR
- SIB DENOTES SHORT STANDARD IRON BAR
- MT DENOTES MINISTRY OF TRANSPORTATION
- MT DENOTES S. L. Mac DOUGALL O. L. S.



PLAN OF SURVEY OF
PART OF LOT 17
REGISTRAR'S COMPILED PLAN H-760
(BEING PART OF NW 1/4 OF NW 1/4 SECTION 20)
TOWNSHIP OF LAIRD
DISTRICT OF ALGOMA

SCALE 1 inch = 100 feet

S. L. Mac DOUGALL O. L. S.
1899

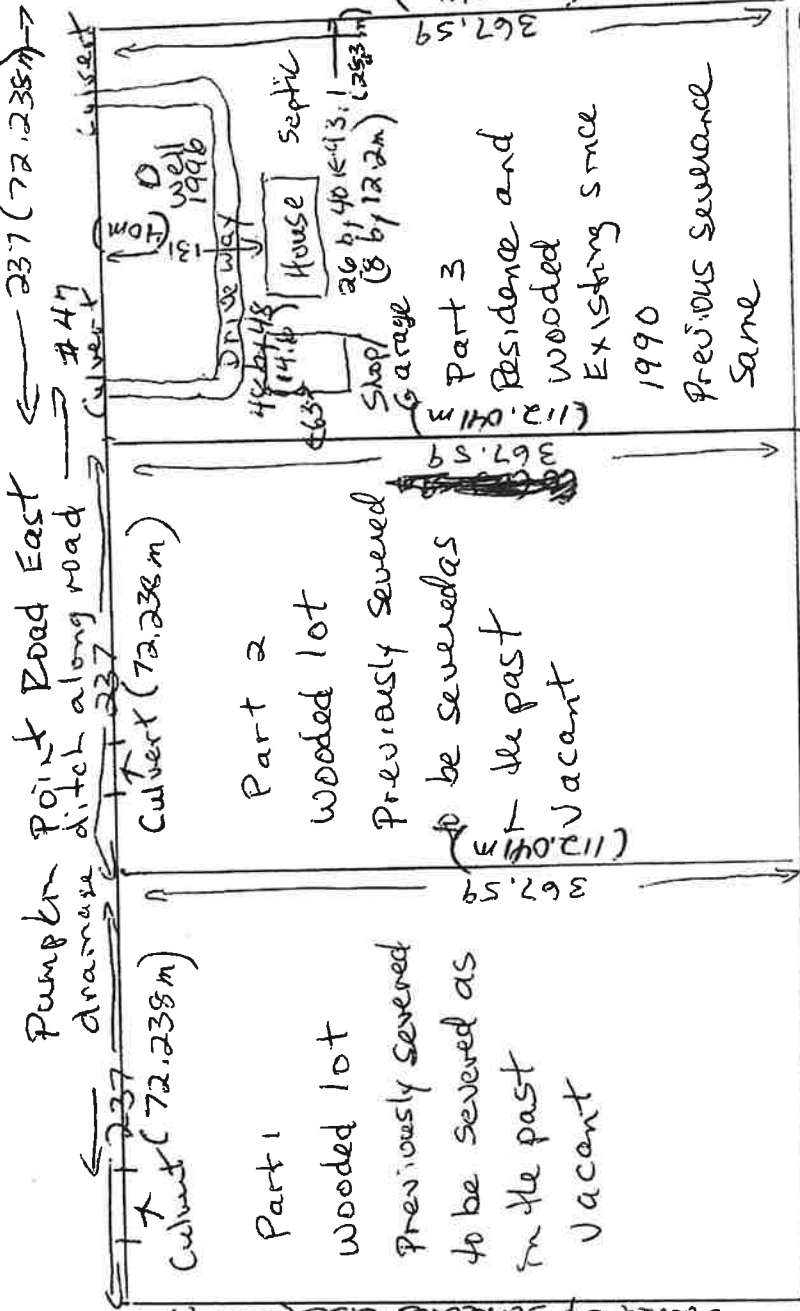


BEARING NOTE:
BEARINGS NOTED ARE ASTROMIC AND ARE DERIVED
FROM THE SOUTHERN END OF PUMPKIN POINT
ROAD AS SHOWN ON DEPOSITED PLAN, IR - 2150
HAVING A BEARING OF N 89° 49' 56" W.

Farm land - (Hay) Jan LeClair owner.

Septic move then 10 ft from property line

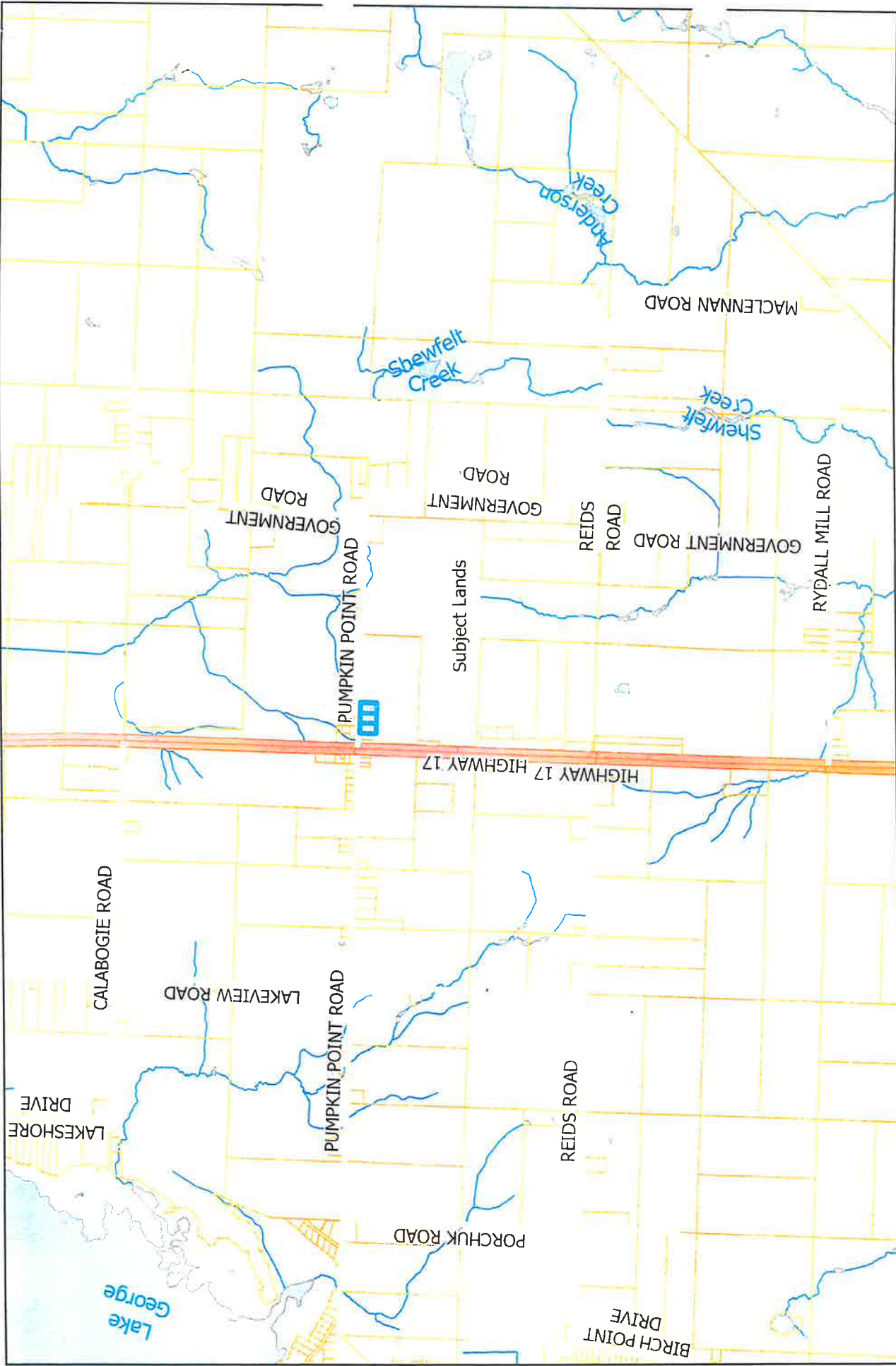
Bailey Property
Abandoned hay field. No buildings
(112,041m)



Other vacant, wooded property owned by someone else (Bailey)

Measurements in feet based on original survey
Converted to metres

Highway 17 ft.



DESBARATS TO ECHO BAY PLANNING BOARD KEY MAP
 Consent Application: L2025-12 Caldwell
 Proposed Creation of Two New Lots for Residential Purposes after Inadvertent Merger on Title
 Subject Land: 47 Pumpkin Point Road East,
 PLAN H760 LOT 17, 1R-7453 PT 1,2,3, Township of Laird, Algoma

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

0 262.5 525 1,050 1,575
 Meters
 Scale: 1:35,000



DESBARATS TO ECHO BAY PLANNING BOARD KEY MAP

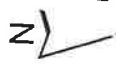
Consent Application: L2025-12 Caldwell

Proposed Creation of Two New Lots for Residential Purposes after Inadvertent Merger on Title

Subject Land: 47 Pumpkin Point Road East,
 PLAN H760 LOT 17, 1R-7453 PT 1,2,3, Township of Laird, Algoma



Scale: 1:1,500



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Ministry of Agriculture,
Food and Agribusiness

Office of the Minister

77 Grenville Street, 11th Floor
Toronto, Ontario M7A 1B3
Tel: 416-326-3074

Ministère de l'Agriculture,
de l'Alimentation et de l'Agroentreprise

Bureau du ministre

77, rue Grenville, 11^e étage
Toronto (Ontario) M7A 1B3
Tél. : 416 326-3074



January 12, 2026

Carol Trainor
Clerk/Treasurer
Township of Tarbutt
clerk@tarbutt.ca

Dear Carol Trainor:

I am pleased to announce that the 2026 Agricultural Impact Assessment (AIA) Guidance Document is now available on Ontario.ca as [Publication 861: Agricultural Impact Assessment \(AIA\) Guidance Document](#) and the [Environmental Registry of Ontario](#). This updated guidance reflects stakeholder input and recent provincial policy changes, and is intended to support municipalities, consultants and interested parties in meeting the agriculture impact assessment requirements of the Provincial Planning Statement, 2024.

Agricultural impact assessments are an important tool for identifying and addressing the potential impacts of non-agricultural development on the agricultural system, promoting compatibility between agricultural and non-agricultural land uses, and supporting thoughtful land use planning and the long-term viability of Ontario's agricultural sector.

Ontario farms contribute significantly to local economies while supporting access to high-quality food both domestically and globally. The agri-food sector employs over 836,000 people and contributed \$48.8 billion to our provincial economy. Our government is committed to supporting the growth of the agriculture and food industry, which is why we released [Grow Ontario: a provincial agri-food strategy](#) to strengthen the agri-food sector, support economic growth, and ensure an efficient, reliable and responsive food supply for Ontarians.

I want to take this opportunity to thank you for your ongoing commitment to supporting the long-term viability of agriculture alongside planning for growth in Ontario. Should you have any questions about the Agricultural Impact Assessment guidance, please contact OMAFA staff at: www.ontario.ca/page/agricultural-land-use-planning-staff.

Sincerely,

Trevor Jones
Minister of Agriculture, Food and Agribusiness



Good things grow in Ontario
À bonne terre, bons produits

Ministry Headquarters: 1 Stone Road West, Guelph, Ontario N1G 4Y2
Bureau principal du ministère: 1, rue Stone ouest, Guelph (Ontario) N1G 4Y2