

Application to the Hearst Planning Board for Consent Under Section 53 of the Planning Act

FOR PLANNING BOARD USE ONLY:

Date Complete Application Received	Fee Paid:	Receipt No.	File No.
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NOTE TO APPLICANTS:

This application form is to be used for all consent submissions within the Hearst Planning Area, including the Town of Hearst, the Township of Mattice - Val Côté and the territory without municipal organization comprising the remainders of the Townships of Casgrain, Hanlan, Kendall and Way and the entire Township of Lowther. The information in this form must be provided by the applicant and must be accompanied by the application fee prescribed by the Board. Information marked by an asterisk (*) is prescribed by Ontario Regulation 41/95 made under the Planning Act. If the application is not complete and/or the fee not provided, the Planning Board will return the application and will not consider this application further. In this application, "subject land" means the land to be severed and the land to be retained.

APPLICATION REQUIREMENTS:

This application must be completed in ink and must be legible. One application form is required for each new property or lot addition to be created. All measurements are to be in metric units.

FOR HELP:

To help you understand the consent process and information needed to make a planning decision on the application, please refer to attached "Application guide Q & A". For more information on the Planning Act, the consent process, provincial and local policies, please contact the Secretary-Treasurer of the Hearst Planning Board at (705) 362-4341, or visit the Board Office at the Hearst Town Hall, 925 Alexandra Street, Hearst, Ontario.

Please Print and Complete or (✓) Appropriate Box(es)

1. Applicant Information

* 1.1 Name of Applicant	Home Telephone No.	Business Telephone No.
Address	Postal Code	
* 1.2 Name of Owner(s) (if different from the applicant). An owner's authorization is required in Section 11.1, if the applicant is not the owner.		
Name of Owner(s)	Home Telephone No.	Business Telephone No.
Address	Postal Code	
1.3 Name of the person who is to be contacted 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 (Complete applicable boxes in 2.1)

* 2.1 Parcel Number(s)	Municipality/Unorganized Township	Former Township	Concession Number(s)
Lot Number(s)	Subdivision Plan No.	Registered Plan No.	Lot(s)/Block(s)
Reference Plan No.	Part Number(s)	Civic Address	

* 2.2 Are there any easements or restrictive covenants affecting the subject land?

No Yes If Yes, describe 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

3.3 If a lot addition, identify the lands to which the parcel will be added.

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

* 4.1 Description		Severed	Retained
	Frontage (m)		
	Depth (m)		
	Area (m ² or ha)		
* 4.2 Use of Property (ie. vacant, industrial, commercial, residential, etc.)	Existing Use(s)		
	Proposed Use(s)		
* 4.3 Buildings or Structures (include date of construction, type and size of building)	Existing		
	Proposed		
* 4.4 Access (check appropriate space)	Provincial Highway		
	Public road		
	Name of Authority maintaining road		
	Common name of road		
	Private Road (Describe in Section 4.8)		
	Right of way (Describe in Section 4.8)		
	Period of Maintenance: Seasonal : Year Round		
	Water Access (Describe in Section 4.9)		

* 4.5 Water Supply (Check appropriate space)	Publicly owned and operated piped water system		
	Name of Authority operating and maintaining services		
	Privately owned and operated communal well (Describe in Section 9.1)		
	Privately owned and operated individual well		
	Lake or other water body		
	Other means (Describe in Section 9.1)		

* 4.6 Sewage Disposal (Check appropriate space)	Publicly owned and operated sanitary sewage system		
	Name of Authority operating and maintaining service		
	Privately owned and operated communal septic system (Describe in Section 9.1)		
	Privately owned and operated individual septic system		
	Privy		
	Other means (Describe in section 9.1)		

4.7 Other Services Check if the service is available	Electricity		
	School Bussing		
	Garbage Collection		

4.8 If access to the subject land is by private road, or “right of way”, as indicated in section 4.4, state who owns the land or road, who is responsible for its maintenance and whether it is maintained seasonally or year round.

4.9 If access to subject land is by water, as indicated in section 4.4, describe the parking and docking facilities to be used and the approximate distance of these facilities from the subject land and the nearest public road.

5. Land Use

* **5.1** What is the existing official plan designation(s) of the subject land?

5.2 What is the zoning of the subject land?

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 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		
A sewage treatment plant or waste stabilization plant		
A provincially significant wetland (Class 1, 2 or 3 wetland)		
A provincially significant wetland within 120 metres of the subject land	N/A	
Flood plain		
An industrial or commercial use, and specify the use(s)		
An active railway line		
A municipal airport		

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**?
 __ Yes __ No __ Unknown If **Yes** and if **Known**, provide the Ministry's application file number and the decision made on the application

6.2 If this application is a re-submission of a previous consent application, describe how it has been changed from the original application

* **6.3** Has any land been severed from the parcel originally acquired by the owner of the subject land?
 __ Yes __ No If **Yes**, provide for each parcel severed, the date of transfer, the name of the transferee and the land use.

6.4 How was the parcel originally acquired by the owner created?
 __ original township lot __ by consent __ by plan of subdivision
 __ other _____

7. Concurrent Applications

* **7.1** Is the subject land currently the subject of a proposed official plan or official plan amendment?
 __ Yes __ No __ Unknown If **Yes** and if **Known**, provide details and status.

* 7.2 Is the subject land the subject of an application for a zoning by-law amendment, minor variance, consent or approval of a plan of subdivision?
_ Yes _ No _ Unknown If **Yes** and if **Known**, provide details and status of the application.

8. Sketch (Use the attached Sketch Sheet) To help you prepare the sketch, refer to the attached Sample Sketch in the "Application Guide Q & A".

* 8.1 This application must be accompanied by a sketch showing the following:

- the boundaries and dimensions of the subject land, the part that is to be severed and the part that it to be retained
- the boundaries and dimensions of any land owned by the owner of the subject land that abuts the subject land
- the distance between the subject land and the nearest landmark, such as a railway crossing or bridge, highway, etc.
- the location of all land previously severed from the parcel originally acquired by the current owner of the subject land
- the approximate location of all natural and artificial features on the subject land and adjacent lands that in the opinion of the applicant may affect the application, such as buildings, railways, roads, watercourses, drainage ditches, river or stream banks, wetlands, wooded areas, wells and septic tanks
- the existing use(s) on adjacent lands
- the location, width and name of any roads within or abutting the subject land, indicating whether it is an unopened road allowance, a public travelled road, a private road or a right of way
- if access to the subject land is by water only, the location of the parking and boat docking facilities to be used
- the location and nature of any easement affecting the subject land

9. Other Information

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

***10. Affidavit or Sworn Declaration of Applicant(s)**

Affidavit or Sworn Declaration for the Information set out in this Application

I/we, _____ of the _____

in the _____ 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 is true.

Sworn (or declared) before me

at the _____

in the _____

this _____ day of _____ 20 _____

Applicant

Applicant

Commissioner of Oaths

11. Authorizations of Owner(s)

* **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(s) that the applicant is authorized to make the application must be attached to this application or the authorization set out below must be completed.

Authorization of Owner(s) for Agent to Make the Application

I/we, _____, am/are the owner(s) of the land that is the subject of this application for a consent and I/we authorize _____ to make this application on my/our behalf.

Date

Signature of Owner

Signature of Owner

11.2 If the applicant is not the owner of the land that is the subject of this application, complete the authorization of the owner(s) concerning personal information set out below.

Authorization of Owner(s) for Agent to Provide Personal Information

I/we, _____, am/are the owner(s) of the land that is the subject of this application for a consent and for the purposes of the **Freedom of Information and Protection of Privacy Act**, I/we authorize _____, as my/our agent for this application, to provide any of my/our personal information that will be included in this application or will be collected during the processing of the application.

Signature of Owner

Date

Signature of Owner

12. Consent of the Owner(s)

Complete the consent of the owner(s) concerning personal information set out below.

Consent of the Owner(s) to the Use and Disclosure of Personal Information

I/we, _____, am/are the owner(s) of the land that is the subject of this consent application and for the purposes of the **Freedom of Information and Protection of Privacy Act**, I/we 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 purposes of processing this application.

Signature of Owner

Date

Signature of Owner

Applicants must complete the following check list to ensure that all the necessary information is provided (check appropriate box):

- Completed application form
- Current parcel abstract (land title)
- Current reference plan of survey or registered plan (if available)
- Prescribed application fee

The Planning Board will assign a File Number for complete applications and this should be used in all communications.

Submit completed application and fee to:

Hearst Planning Board
925 Alexandra Street (Hearst Town Hall)
P.O. Bag 5000
Hearst, Ontario, POL 1N0

Disponible en français

Sample Sketch

Sketch Accompanying Application. (Please Use Metric Units)
(See Section 8 for required information)

Key Plan

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FOR METRIC CALCULATIONS

<u>TO CONVERT</u>	<u>MULTIPLY BY</u>	<u>TO FIND</u>
Feet	0.3048	metres
Acres	0.4046	hectares