

MUNICIPALITY OF CHATHAM-KENT

Combined Application for Consent and Zoning By-law Amendment

File Number _____ Submission Number: **B** - _____

Assess Roll No. 3650- _____ Subject Parcel Address _____

1. Name of Owner: _____
(If numbered company please also indicate name of principal(s))

Address: _____
Street Name _____ *P.O. Box* _____

_____ *Village, Town or City* _____ *Province* _____

_____ *Postal Code* _____

() - _____ () - _____
Telephone Number _____ *Fax Number* _____

_____ *Email Address* _____

Name of Solicitor/Authorized Agent: _____

Address: _____
Street Name _____ *P.O. Box* _____

_____ *Village, Town or City* _____ *Province* _____

_____ *Postal Code* _____

() - _____ () - _____
Telephone Number _____ *Fax Number* _____

_____ *Email Address* _____

All correspondence should be sent to: owner agent

Who can be contacted during the day for further information? owner agent

2. Date subject land was acquired by owner: _____

Name of holder of mortgage (or charge or encumbrance): _____

Address: _____

3. Location of property/legal description:

Former Municipality: _____

Lot Number(s), Concession: _____

Registered Plan Number: _____

Reference Plan/Part No.: _____

4. Current Designation of Official Plan: _____

Current Classification of Zoning By-law: _____

5. Nature and extent of rezoning request: _____

Reason why rezoning is requested: _____

6. Purpose of consent:

- new lot(s), number(s): _____
- easement or right-of-way
- lot addition
- title correction
- mortgage discharge
- other (lease, mortgage, validation of title; power of sale)

Details: _____

7. Name of person(s) (purchaser, lessee, mortgagee, etc.) to whom the land or interest is intended to be conveyed, leased or mortgaged:

Relation, if any, to proposed purchaser: _____

Partial discharge of mortgage required:

 yes

 no

8. Restrictions:

Please indicate the nature of any restrictive covenants or easements/rights-of-way affecting the subject lands.

9. Description of land as shown on sketch:

	Severed	Retained
Frontage		
Depth		
Area		

10. Use of property: How long has the use been in existence? _____

	Severed	Retained
Existing		
Proposed		

11. Buildings (please include dimensions, height, and date of construction):

	Severed	Retained
Existing		
Proposed		

Location of all buildings (specify distance from side, rear and front lot lines):

	Severed	Retained
Existing		
Proposed		

- | | | |
|------------------------------|--------------------------|--------------------------|
| 12. Servicing – Road Access: | <u>Severed</u> | <u>Retained</u> |
| Provincial Highway | <input type="checkbox"/> | <input type="checkbox"/> |
| Municipal year-round | <input type="checkbox"/> | <input type="checkbox"/> |
| Municipal – seasonal | <input type="checkbox"/> | <input type="checkbox"/> |
| Right-of-way | <input type="checkbox"/> | <input type="checkbox"/> |
| Other public road (specify) | <input type="checkbox"/> | <input type="checkbox"/> |
| New access required | <input type="checkbox"/> | <input type="checkbox"/> |

Water Access – where access to subject land is by water only:

Docking facility (specify) _____	Docking facility (specify) _____
Distance from nearest public road _____	Distance from nearest public road _____
Distance from subject land _____	Distance from subject land _____

13. Servicing - water is provided to the subject land by:

- | | | |
|--|--------------------------|--------------------------|
| | <u>Severed</u> | <u>Retained</u> |
| Municipal | <input type="checkbox"/> | <input type="checkbox"/> |
| Privately owned and operated individual well | <input type="checkbox"/> | <input type="checkbox"/> |
| Private Communal well | <input type="checkbox"/> | <input type="checkbox"/> |
| Lake or other water body | <input type="checkbox"/> | <input type="checkbox"/> |
| Easement to a well | <input type="checkbox"/> | <input type="checkbox"/> |
| The existing well is: | | |
| - encased | <input type="checkbox"/> | <input type="checkbox"/> |
| - not encased | <input type="checkbox"/> | <input type="checkbox"/> |
| The distance between the well and Septic system is - _____ Ft. _____ Ft. | | |
| Other (specify) _____ | | |

***Note: If there is a local improvement charge such as a new water connection which has not been paid out in full, a condition of the consent will be that any outstanding amount be paid in full.**

***Note: Please be advised that a certificate will be required to confirm the well water is potable if the distance between the well and septic system is not in compliance with the Ontario Building Code.**

14. Servicing – sewage disposal is provided to the subject property by:

	<u>Severed</u>	<u>Retained</u>
Municipal	<input type="checkbox"/>	<input type="checkbox"/>
Privately owned and operated individual septic system	<input type="checkbox"/>	<input type="checkbox"/>
Communal septic system	<input type="checkbox"/>	<input type="checkbox"/>
Pit privy	<input type="checkbox"/>	<input type="checkbox"/>
Other (specify) _____		

If there is a septic system on the property, is it in good working order? yes no

15. Servicing – storm drainage is provided to the subject property by:

sewers ditches swales other (specify) _____

16. Is any portion of the property currently assessed for drainage works? (constructed under the Drainage Act, R.S.O. 1980) yes no

17. Other applications – if known, indicate if the subject land is subject of an application under the Planning Act for:

Official Plan amendment (under Section 17):
 File No. _____ Status _____

Plan of Subdivision (under Section 51):
 File No. _____ Status _____

Consent (under Section 53):
 File No. _____ Status _____

Variance/Permission (under Section 45):
 File No. _____ Status _____

Site Plan (under Section 41):
 File No. _____ Status _____

18. Were previous consents granted from the original holdings?

yes

no

If "yes", indicate number, date created and relevant file number:

The application must be accompanied by a sketch (11"x17") prepared by an Ontario Land Surveyor who will determine whether a Real Property Report and/or survey (11"x17") is required. The drawing must include the following information:

- a) a Key Plan showing the locations of the subject property in the Municipality;
- b) true dimensions of the property;
- c) a north directional arrow;
- d) the location, height, floor area, dimensions and use of all existing and proposed buildings and structures, and the use of open lands;
- e) the dimensions of front, rear and side yard setbacks and the location and typical dimensions of off-street parking spaces, off-street loading facilities, above ground utilities, below ground utilities and services where appropriate;
- f) the location and type of existing and proposed landscaped areas, planting strips, on-site ponds, drains, access locations, and islands and other surface amenities;
- g) all buildings, structures, pavements, fences, poles, sidewalks, driveways, hedges, trees and hydrants within three (3) metres (10') of the site;
- h) a written indication of the architectural style and features of existing and proposed buildings;
- i) all existing and proposed on-site drainage improvements.
- j) all natural features such as wood lots, steep slopes, watercourses, etc;
- k) the location of private water supply and sewage disposal facilities;
- l) The application must be accompanied by a copy of the deed to the subject property.

PLEASE IDENTIFY THE LANDS TO BE SEVERED AND RETAINED

SCHEDULE "A"
REASON AND PURPOSE FOR SEVERANCE

(This form should only be completed if the parcel being divided is a farm and the parcel to be severed or retained is to be used for residential purposes.)

1. Severances to dispose of surplus dwellings:

Do you own other farm holdings?

Please provide details for each of your properties:

CONCESSION	LOT NO.	NUMBER OF ACRES	YEAR PURCHASED OR INHERITED	HABITABLE HOME ON PROPERTY?	STATE OF REPAIR

Of the above locations, which one is your home base of operation? _____

Farm equipment stored? _____ and seasonal help housed? _____

Where do you reside? _____

SCHEDULE "B"

**PRELIMINARY IDENTIFICATION OF CONCERNS
APPLICABLE TO PROVINCIAL POLICY**

Are any of the following uses or features on the subject lands or within 500 metres (1640.4 feet) of the subject land?

Please answer **YES** or **NO** in each box or check **unknown** and indicate a distance where required.

Use or Feature	Located on the subject land	Within 500 metres of subject lands (indicate approximate distance)	Unknown
livestock facility or stockyard	-----		-----
an active or former waste disposal site	-----		-----
a sewage treatment plant	-----		-----
a wetland	-----		-----
a woodlot (> 2 ha or 5 ac)	-----		-----
a shoreline of a lake, river or stream	-----		-----
wildlife or fish habitat	-----		-----
a commercial grain dryer	-----		-----
an active or abandoned oil or gas well	-----		-----
an active or former sand or gravel pit	-----		-----
an archaeological site	-----		-----
a federal, provincial, municipal historic landmark, monument or site	-----		-----
a designated heritage site or building	-----		-----

◆ **THIS FORM MUST BE COMPLETED IN ALL CIRCUMSTANCES IN ORDER FOR THE APPLICATION TO BE PROCESSED.**

SCHEDULE "C"

DATA SHEET - MDS 1 - AGRICULTURAL CODE OF PRACTICE

This is to be completed and attached to the application when applying for a new non-farm use within **500 metres (1640.4 feet)** of an existing livestock facility. Complete one sheet for each set of farm buildings.

Date _____ Completed by _____

Owner of Livestock facility _____ Telephone () - _____

Former Township _____ Lot _____ Concession _____

Shortest distance between the livestock facility and the new non-farm lot _____ metres.

Shortest distance between the manure storage and the new non-farm lot _____ metres.

Tillable Hectares where livestock facility is located _____

NOTE: The shortest distance between the livestock facility / manure storage and the new non-farm lot must be measured by a surveyor and shown on a survey sketch attached to the application.

Type of Livestock	Existing Housing Capacity #	Manure System (check one box)			
		Covered Tank	Open Solid Storage	Open Liquid Tank	Earthen Manure Storage
DAIRY <input type="checkbox"/> Milking Cows <input type="checkbox"/> Heifers					
BEEF <input type="checkbox"/> Cows (barn confinement) <input type="checkbox"/> Cows (barn with yard) <input type="checkbox"/> Feeders (Barn confinement) <input type="checkbox"/> Feeders (Barn with yard)					
SWINE <input type="checkbox"/> Sows <input type="checkbox"/> Weaners <input type="checkbox"/> Feeder Hogs					
POULTRY <input type="checkbox"/> Chicken Broiler/Roasters <input type="checkbox"/> Caged Layers <input type="checkbox"/> Chicken Breeder Layers <input type="checkbox"/> Pullets <input type="checkbox"/> Meat Turkeys (> 10kg) <input type="checkbox"/> Meat Turkeys (5-10 kg) <input type="checkbox"/> Meat Turkeys (< 5 kg) <input type="checkbox"/> Turkeys Breeder Layers					
HORSES					
SHEEP <input type="checkbox"/> Adult Sheep <input type="checkbox"/> Feeder Lambs					
MINK - Adults					
WHITE VEAL					
GOAT <input type="checkbox"/> Adult Goats <input type="checkbox"/> Feeder Goats					
OTHER					

PLEASE NOTE :

It is the responsibility of the applicant to ensure that the application contained herein is fully completed and all the information requested is incorporated in the proper manner prior to submission of the application.

Incomplete applications will result in delays and additional costs in processing the application. Please ensure that all information requested is included prior to submission of the application.

For Municipal Use

Date Application Received _____

Completed Application Checked _____
Date Initials

By making this application, permission is hereby granted to any Municipal staff member and Municipal Planning Consultant to enter upon the premises described in this application at a reasonable time for the purpose of inspecting the property in relation to the proposed application and for distributing information concerning same. This information is being collected pursuant to the Planning Act, Municipal Act and Freedom of Information Act. The information contained herein will be distributed to bodies and agencies prescribed by legislation and regulation and also to interested parties.

If this application is signed by an agent or solicitor on behalf of an applicant, the owner's written authorization must accompany the application. If the applicant is a corporation acting without an agent or solicitor, the application must be signed by an officer of the corporation and the corporation's seal (if any) must be affixed.

DECLARATION OF APPLICANT(S)

I/WE, of the
of in the of
solemnly declare that:

1. All the statements contained in this application and provided by me are true and I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath. I have been advised that incomplete and/or inaccurate information will delay the processing of my application and result in additional costs to me.
2. I hereby acknowledge receiving and reviewing the user fee tariff and have reviewed the tariffs relating to planning matters. I further understand and agree to be bound by the tariff and specifically agree that I shall pay full cost recovery for any items with a tariff listed as such. I agree that such costs, if not paid for forthwith after being invoiced, shall be paid by the Municipality and added to my municipal tax bill and collected in the same manner as taxes.

.....
Signature of Applicant(s) Date

.....
Witness Date

**ASSESSMENT & TAX CHANGE WORKSHEET
INCOME PROPERTY**

Planning Department File Number: _____

Type of Application: Official Plan Amendment Subdivision
 Zoning By-law Amendment Minor Variance
 Consent Site Plan

Owner: _____
 Address: _____
 Roll #: _____
 Current Official Plan: _____
 Proposed Official Plan: _____
 Current Zoning: _____
 Proposed Zoning: _____

For Site Plan Applications: New Construction Addition

MULTI-RESIDENTIAL

Townhouse	<input type="checkbox"/>	Walk-Up	<input type="checkbox"/>	Hi-Rise	<input type="checkbox"/>
Bedrooms	B	1	2	3	4
# of Units	_____	_____	_____	_____	_____
Rent	_____	_____	_____	_____	_____
Utilities	Hydro	Water	Heat	Heating with hot water	
Tenant pays	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Owner pays	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	

COMMERCIAL PLAZA

# of Units	_____	_____	_____	_____
Sq. Feet/unit	_____	_____	_____	_____
Rent/sq. Foot	_____	_____	_____	_____
Utilities	Hydro	Water	Heat	Taxes
Tenant pays	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Owner pays	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

ASSESSMENT OFFICE USE ONLY:

Increased (Decreased) Assessment:	Land	Building
	\$ _____	\$ _____
Tax Class:	_____	_____
Increased (Decreased) Tax:	_____	_____

SCHEDULE "D"**Environmental Site Screening Questions**

Previous Use of Property

- | | |
|--|---------------------------------------|
| <input type="checkbox"/> Residential | <input type="checkbox"/> Agricultural |
| <input type="checkbox"/> Industrial | <input type="checkbox"/> Parkland |
| <input type="checkbox"/> Commercial | <input type="checkbox"/> Vacant |
| <input type="checkbox"/> Institutional | <input type="checkbox"/> Other |

If Industrial or Commercial, specify use:

Has the grading of the subject land been changed by adding earth or material? Has filling occurred on the subject land?

- Yes No Unknown

Has a gasoline station and/or automobile service station been located on the subject land or adjacent lands at any time?

- Yes No Unknown

Has there been petroleum or other fuel store on the subject land or adjacent lands?

- Yes No Unknown

Are there or have there ever been underground storage tanks or buried waste on the subject land or adjacent lands?

- Yes No Unknown

Have the lands or adjacent lands ever been used as an agricultural operation where pesticides have been applied to the lands?

- Yes No Unknown

Have the lands or adjacent lands ever been used as a weapons firing range?

- Yes No Unknown

Is the nearest boundary line of the application within 500 metres (1,640 feet) of the boundary line of an operational/non-operational public or private landfill or dump?

- Yes No Unknown

If there are existing or previously existing buildings on the subject lands, are there any building materials remaining on site which contain designated substances (e.g. asbestos, PCB's)?

- Yes No Unknown

Is there reason to believe the subject lands may have been contaminated by existing or former uses on the site or adjacent sites?*

- Yes No Unknown

*Possible uses that can cause contamination include: operation of electrical transformer stations, disposal of waste materials, raw material storage, and residues left in containers, maintenance activities and spills. Some commercial properties such as gasoline stations, automotive repair garages, and dry cleaning plants have similar potential. The longer a property is under industrial or similar use, the greater the contamination. Also, a series of different industrial or similar uses upon a site could potentially increase the number of chemicals which are present.

If previous use of property is industrial or commercial, or if YES to any of questions above, please attach a previous use inventory showing all former uses of the subject land, or if applicable, the land(s) adjacent to the subject lands.

ACKNOWLEDGEMENT CLAUSE

I hereby acknowledge that it is my responsibility to ensure that I am in compliance with all applicable laws, regulations and guidelines and the Municipality's Official Plan policies pertaining to contaminated sites. I acknowledge that as a condition of approval of this application that the Municipality may require me to file a Record of Site Condition signed by a qualified person in the provincial Environmental Site Registry, and provide verification to the Municipality of acknowledgement of this Record of Site Condition by the Ministry of Environment. I acknowledge that the Municipality may require the qualified person signing the Record of Site Condition to submit to the Municipality a Declaration acknowledging that the Municipality may rely on the statements in the RSC. I further acknowledge that the Municipality of Chatham-Kent is not responsible for the identification and/or remediation of contaminated sites, and I agree, whether in (or as a result of) any action or proceeding for environmental clean-up of any damage or otherwise, I will not sue or make claim whatsoever against the Municipality of Chatham-Kent, its officers, officials, employees or agents for or in respect of any loss, damage, injury or costs.

Date

Signature of Applicant(s)(Owner)