



Township of Georgian Bluffs Committee of Adjustment

Severance Application

Date Accepted: _____ File No: B _____ / _____ Roll #: 420358000 400700

Note: Questions 2, 3, 6, 7, 8, 9, 10, 11, 12 a & b, & 14 are minimum mandatory requirements as prescribed in the schedule to Ontario Regulation 41/95, Planning Act, and must be completed. The remaining questions assist the Committee and Agencies in evaluating your application. You can help ensure a thorough evaluation is completed by answering all questions. Failure to provide adequate, correct information may result in your application being refused.

- 1. Approval Authority: The Township of Georgian Bluffs Committee of Adjustment
2. Owner: Ken Muzzell & Theresa Muzzell
Address: 279268 Cavell Side Road RR 2
Phone Number: 519-371-2592 Postal Code: N0H 1S0
Email: treks_sheep@hotmail.com
3. Applicant (if different from Owner): Connie Muzzell-Willcott
Address: 279268 Cavell Side Road RR 2
Phone Number: 416-732-6673 Postal Code: N0H 1S0
Email: conniemarie222@hotmail.com
4. Agent/Solicitor: Connie Muzzell-Willcott
Address: 279268 Cavell Side Road RR 2
Phone Number: 416-732-6673 Postal Code: N0H 1S0
Email: conniemarie222@hotmail.com
5. Communications should be sent to:
[X] Owner [X] Applicant/Authorized Agent [] Solicitor [] Other: _____

Authorization:

I/We, Ken Muzzell & Theresa Muzzell (please print) am/are the registered owner(s) of the lands subject to this application and I/we authorize Connie Muzzell-Willcott to make this application on my/our behalf.

Note: In this form, "Subject Land" means the parcel to be severed and the parcel to be retained

6. Subject Land:

Legal Description: Lot 29 Concession 1

Former Municipality: Sarawak

Civic Addressing Number: 279268 Cavell Side Road RR 2, Kemble, ON, N0H 1S0

7. Description of Subject Land:

a) **Existing** use of Subject Land: Hay field

b) **Existing** Buildings: Nil

c) Is the Subject Land presently subject to **any** of the following:

Easement Restrictive Covenants Right of Way

Note: All existing easements and right of ways must be shown on the sketch.

8. Proposal: (Dimensions must be accurate)

Dimensions of land intended
to be **severed**

Frontage 100 m

Depth: Side Lot Line 100 m

Width: Rear Lot Line 100 m

Area 10,000 m 2.471054 Acres

Dimensions of land intended
to be **retained**

Frontage 410 m

Depth: Side Lot Line 1,005 m

Width: Rear Lot Line 400 m

Area 97.27315695 Acres

9. Use of Subject Land to be **severed**:

- New Lot
- Lot Addition
- Lease/Charge
- Easement/Right of Way
- Correction of Title

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

Connie Muzzell-Willcott

Address: 279268 Cavell Side Road RR 2

Buildings Proposed: 1514 Sqft home future storage garage (Builder is (Mark) Berner Contracting)

10. Use of Lands to be **retained**:

Buildings Proposed: Continued use as is.

Specify Use: Family farming

11. Road Access	Severed Parcel	Retained Parcel
Provincial Highway	<input type="checkbox"/>	<input type="checkbox"/>
County Road (Provide Road Number)	<input type="checkbox"/>	<input type="checkbox"/>
Township Road	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Non-maintained/seasonally maintained	<input type="checkbox"/>	<input type="checkbox"/>
Municipal road allowance	<input type="checkbox"/>	<input type="checkbox"/>
Private Right-of-Way	<input type="checkbox"/>	<input type="checkbox"/>

Note: If access is from a non-maintained or seasonally maintained road allowance, has an agreement been reached with the Municipality regarding upgrading of the road?

Yes

No

12. Servicing

a) What type of **water supply** is proposed?

	Severed Parcel	Retained Parcel
Municipally owned/operated	<input type="checkbox"/>	<input type="checkbox"/>
Lake/River	<input type="checkbox"/>	<input type="checkbox"/>
Well	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>

If proposed water supply is by well, are the surrounding water well records attached?

Yes

No

b) What type of **sewage disposal** is proposed?

	Severed Parcel	Retained Parcel
Municipally owned/operated	<input type="checkbox"/>	<input type="checkbox"/>
Septic	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Other	<input type="checkbox"/>	<input type="checkbox"/>

c) Other Services (check if **any** of these services are **available** to the Subject Lands)

Electricity School Bus Telephone Garbage Collection Other _____

13. Agricultural Property History

- a) What type of farming has been or is currently being conducted? Indicate this on the proceeding page by circling the Animal Type, Description, and Barn Type. Label each barn with a number on the sketch and the form.
- b) How long have you owned the farm? 39 Years
- c) Area of total farm holding: Hectares _____ Acres 99.25
- d) Number of tillable: Hectares _____ Acres 40
- e) Is there a barn on the parcel to be severed? Yes No
Condition of Barn _____ Present Use _____
Capacity of barn in terms of livestock _____
- f) Is there a barn on the parcel to be retained? Yes No
Condition of Barn Good Present Use Hay storage and sheep housing
Capacity of barn in terms of livestock 25 Sheep
- g) Are there any barns, on other properties, within 1 kilometre (1,000 metres) of the proposed lot?
 Yes No

14. Property History

- a) Has any land been severed from the parcel originally acquired by the owner of the Subject Land?
 Yes No

If yes, and if known, provide for each parcel severed, the Grey County or Georgian Bluffs file number:

16. Affidavit or Sworn Declaration

I/We Connie Muzzell-Willcott

(Applicant(s) Name(s))

Of the ~~City~~ ^{cm} Township of ~~Komble~~ ^{cm} Georgian Bluffs
(City/Township)

In the County of Georgian Bluffs ^{cm} Grey
(County)

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 in respect of this application is true.

I (we) hereby authorize municipal planning staff and the municipality's agents to enter the property for the purposes of performing inspections and gathering information, without further notice, related to the processing of this application.

Office Use Only

a) Please indicate the existing Official Plan designation of the subject land:

Agricultural	_____	Wetlands	_____
Rural	<input checked="" type="checkbox"/> _____	Urban	_____
Urban Fringe	_____	Hamlet	_____
Hazard Lands	_____	Recreation	_____
NEC Area	_____	Inland Lakes & Shoreline	_____
Special Agriculture	_____	Mineral Resource Extraction	_____
Space Extensive Commercial	_____	Space Extensive Industrial	_____

W. GSCA

b) Please indicate the current Zoning on the Subject Property:

Rural, Environmental Protection

c) Please indicate whether any of the following environmental constraints apply to the subject land:

Primary Aggregate	_____	Special Policy	_____
Life ANSI	_____	Existing Land Fill Sites	_____
Earth ANSI	_____	Abandoned Land Fill Sites	_____
Earth Life ANSI	_____	Cold Water Streams	_____
Cool/Warm Water Lake	_____	Cool/Warm Water Stream	_____
Warm Water Streams	_____	Cold Water Lake	_____
Warm Water Lake	_____		

Is the application being submitted in conjunction with a proposed **Official Plan Amendment**?

Yes _____ No _____

If yes, and if known, specify the Ministry file number and status of the application.

d) Has the parcel intended to be severed ever been, or is it now, the subject of an **application for a Plan of Subdivision** under the Planning Act?

Yes _____ No _____ Unknown _____

If yes, and if known, provide for each parcel to be severed, the Ministry and/or Grey County file number: _____

e) Has an application for a **Development Control Permit** been submitted to/approved by the Niagara Escarpment Commission?

Yes _____ No _____ Submitted _____ Approved _____