CONSENT
NOTICE OF DECISION

The Township of Clearview Committee of Adjustment has made a decision regarding an application for consent. The consent has been considered under the requirements of the *Planning Act RSO 1990 c.P.13* and applicable regulations. The purpose of this notice is to provide you with a copy of the decision.

The Decision:

Date of Decision: Wednesday February 12, 2020

Last Date of Appeal: Wednesday March 4, 2020

The Proposal:

Project No.: 2020-004 **[20-B01]**

The subject application concerns lands municipally known as 1026 Concession 10 N, formerly Nottawasaga and legally described as CONCESSION 11 E PT LOT 25 (Roll No: 432901000824500).

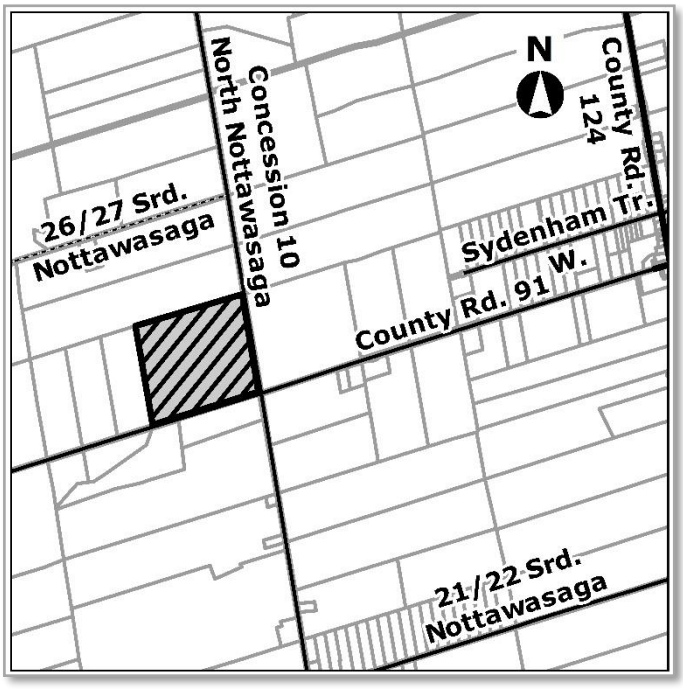
The purpose of the application is to sever a lot from the subject lands.

PROPOSED SEVERED PARCEL: 197.4 metres of frontage, overall 14.6 hectares (36 acres) vacant land.

RETAINED LOT: approximately 601.4 metres of frontage, overall 26 hectares (64.3 acres) with dwelling, 2 barns and horse paddock.

The effect of the application is to secure a portion of the Bruce Trail Optimum Route and conservation corridor.

A key map has been provided showing the subject lands.



A copy of the decision is attached to this notice.

There are no associated applications.

Clearview Township Community Services Department ::: www.clearview.ca
Box 200, 217 Gideon St., Stayner ON L0M 1S0

CLEARVIEW

CONSENT
NOTICE OF DECISION

Your Rights to Appeal:

The last date for filing a notice of appeal of a decision of the Committee of Adjustment shall be no later than 20 days after the giving of notice of decision. The notice of appeal must be filed with the Township Secretary-Treasurer, must set out the reasons for the appeal, and must be accompanied by the fee required by the Local Planning Appeal Tribunal.

You will be entitled to receive notice of any changes to the conditions of the provisional consent if you have made a written request to be notified of changes to the conditions of the provisional consent.

Only individuals, corporations and public bodies may appeal decisions in respect of applications for consent to the Local Planning Appeal Tribunal. A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or group on its behalf.

For more information on making an appeal, please visit: http://elto.gov.on.ca.

For More Information:

There are several ways to find more information about this application.

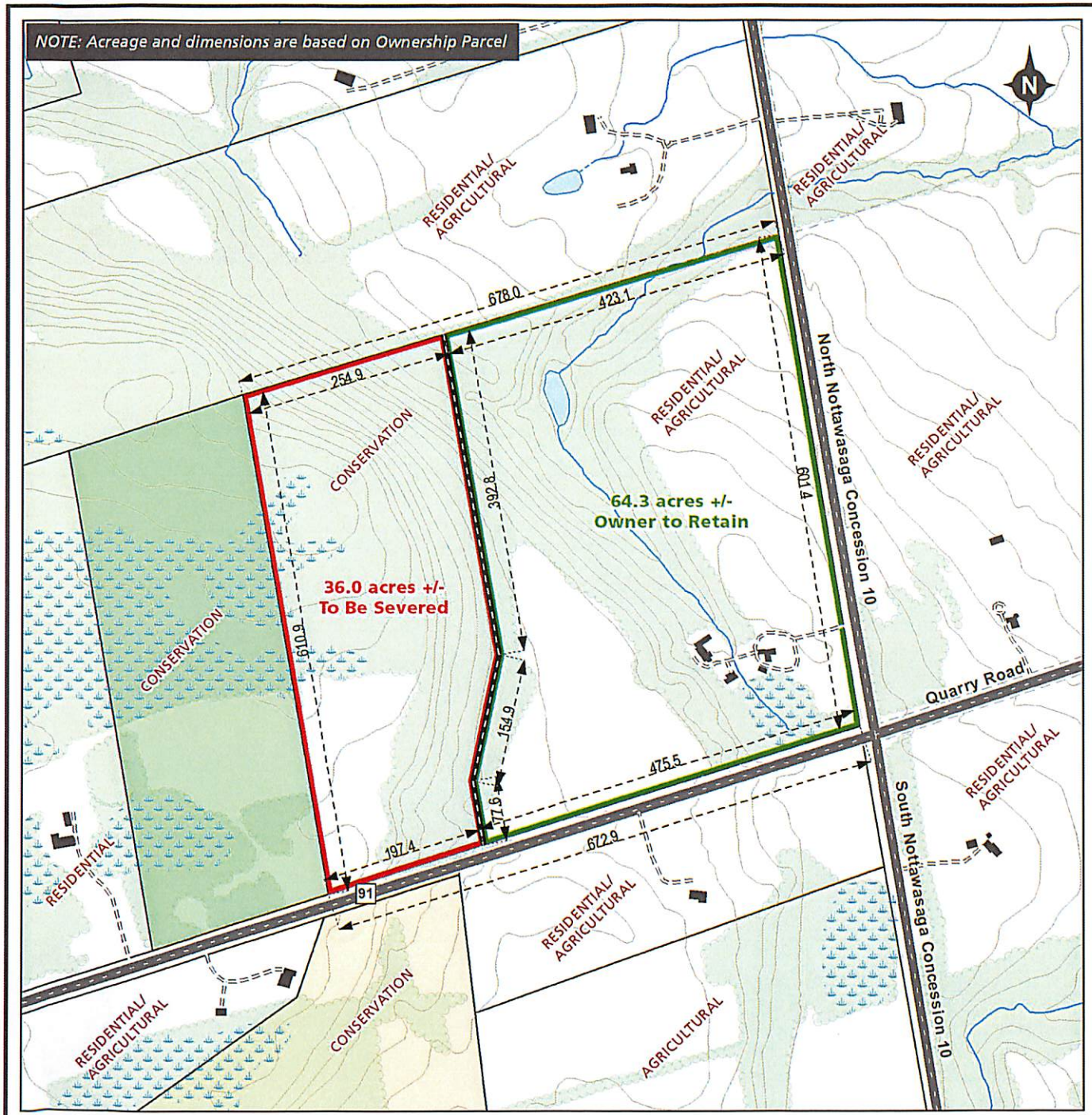
Visit our website:	www.clearview.ca
Contact the Committee Secretary-Treasurer:	Christine Taggart ctaggart@clearview.ca 705-428-6230 ext. 238

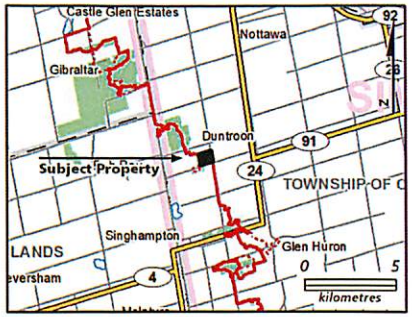
Visit or write to the Community Services Department at the Township of Clearview Administration Centre:

Box 200, 217 Gideon St., Stayner ON L0M 1S0
Monday to Friday 8:30 AM to 4:30 PM

If you have specific accessibility needs and would like another format or other accommodations the Township of Clearview will work to meet your needs. Please contact Human Resources at 705-428-6230 ext. 255.

Notice dated: 13 February 2020





Franks
88-007

Legal Description
Address: 1026 CONC 10 NOTTA N
E Pt Lt 25 ; Con 11
Former Township of Nottawasaga
Township of Clearview
County of Simcoe
ARN: 432901000824500000000

Assessed Acreage: 100.00
GIS Acreage: 100.34

OR on Land: 710 metres
MT on Land: 1329 metres
ST on Land: 87 metres

Bruce Trail CONSERVANCY

scale in metres
0 100 200
1 : 7,000
1 inch equals 178 meters

- Severance Line
- Driveway
- Building
- Contour (5 metre)
- Stream (permanent)
- Stream (intermittent)
- Water
- Wetland
- Wooded Area
- BTC Preserved Land
- Other Public Land
- Private Land

NAD_1983_UTM_Zone_17N, Transverse Mercator projection.
May not be reproduced without permission. This is not a plan of survey.
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Map Author: Joel Swagerman

Published: 2019-12-20

DECISION OF THE TOWNSHIP OF CLEARVIEW COMMITTEE OF ADJUSTMENT
RESPECTING APPLICATION FILE NO. 20-**B01**

In the matter of Section 53 of the Planning Act R.S.O. 1990 and an application for **CONSENT** as described below.

NAME OF APPLICANT/OWNER: Bruce Trail Conservancy
MUNICIPAL ADDRESS: 1026 Concession 10 N (4329-010-008-24500)
LEGAL DESCRIPTION: East Part Lot 25, Concession 11, Nottawasaga
APPLICATION: The applicant is proposing to sever one lot from the subject lands.

PROPOSED SEVERED PARCEL: 197.4 metres of frontage, overall 14.6 hectares (36 acres) vacant land.

RETAINED LOT: approximately 601.4 metres of frontage, overall 26 hectares (64.3 acres) with dwelling, 2 barns and horse paddock.

The effect of the application is to secure a portion of the Bruce Trail Optimum Route and conservation corridor.

DECISION: In consideration of all written and oral submissions made relating to the subject consent, the application is **approved** as applied for subject to the following conditions:

1. That the applicant meet all the requirements, financial and otherwise of the Municipality including servicing by-law charges and payment of the $150.00 fee for each Certificate of Consent to be issued.

2. That the applicant provides a description of the land which may be registered under the requirements of the Registry Act or Land Titles Act as applicable.

3. That the applicant successfully apply to the Niagara Escarpment Commission and make satisfactory arrangements with respect to development of the subject lands, if required.

NOTES REGARDING CONSENT:

A. As per Section 53(41) of the Planning Act, R.S.O. 1990, **all conditions of this decision shall be fulfilled and the Certificate of Consent issued within one year of this date.** If all the conditions have been met and all the authorities concerned have so notified the Committee in writing, the Secretary is authorized to issue the Certificate of Consent.

REASON FOR DECISION

The Committee believes the request to be desirable for the appropriate development and use of the lands, and believes that the general intent and purpose of the Official Plan and the Zoning By-law are maintained.

DECISION OF THE TOWNSHIP OF CLEARVIEW COMMITTEE OF ADJUSTMENT
RESPECTING APPLICATION FILE NO. 20-**B01**

CHUCK ARRAND, CHAIR _____

BARRY BURTON, MEMBER _____

STEPEHN MORPHET, MEMBER _____

DAVE ROWELL, MEMBER _____

DANIEL FANTIN, MEMBER _____

NOTICE OF DECISION: February 13, 2020
DATE OF DECISION: February 12, 2020
LAST DATE OF APPEAL: March 4, 2020

As Secretary-Treasurer of the Township of Clearview Committee of Adjustment, I hereby certify this to be a true copy of the decision of the Committee of Adjustment, and that this decision was concurred upon by a majority of members.

_____
Christine Taggart, Secretary-Treasurer
Committee of Adjustment