



THE CORPORATION OF THE TOWN OF WASAGA BEACH
PLANNING DEPARTMENT

APPLICATION FOR DEEMING BY-LAW

OFFICE USE ONLY			
DATE RECEIVED:		FILE NO.:	
DATE APPLICATION DEEMED COMPLETE:			
FEES			
Deeming By-Law Application		\$2,700.00 (plus \$700 legal fee)	

WE ARE DIGITAL!

Applications are now required to be submitted through our [Online Portal](#).

For help with accessing the online portal click [here](#).

1. CONTACT INFORMATION

Applicant Information

Name of Applicant:			
Mailing Address:			
Telephone No:		Cell No:	
E-Mail:			

Owner Information (if different from Applicant)

Name of Owner:			
Mailing Address:			
Telephone No:		Cell No:	
E-Mail:			

Agent Information (if applicable)

Name of Agent:			
Mailing Address:			
Telephone No:		Cell No:	
E-Mail:			

Communications should be sent to ☐ Applicant ☐ Owner ☐ Agent

2. LOCATION AND DESCRIPTION OF THE SUBJECT LANDS

Location of lands to be deemed (complete applicable lines)

A)			
Street & Number:			
Tax Roll #:			
Lot No.:		Concession:	
Part No.:		Plan No.:	

B)			
Street & Number:			
Tax Roll #:			
Lot No.:		Concession:	
Part No.:		Plan No.:	
C)			
Street & Number:			
Tax Roll #:			
Lot No.:		Concession:	
Part No.:		Plan No.:	

3. EXISTING LAND USES & ZONING

Existing Use and Zoning

Description of lands:					
A) Frontage		Depth		Area	
Existing use			Proposed use		
Existing building(s) or structure(s)			Proposed building(s) or structure(s)		
B) Frontage		Depth		Area	
Existing use			Proposed use		
Existing building(s) or structure(s)			Proposed building(s) or structure(s)		
C) Frontage		Depth		Area	
Existing use			Proposed use		
Existing building(s) or structure(s)			Proposed building(s) or structure(s)		
Current Land Use Designation in Official Plan:					
A)		B)		C)	
Current Zoning:					
A)		B)		C)	
Current Land Use Designation of abutting lands:					
North			South		
East			West		
Current Zoning of abutting lands:					
North			South		
East			West		

4. ACCESS AND SERVICING INFORMATION

Type of Access	Existing			Proposed		
	A)	B)	C)	A)	B)	C)
Provincial highway						
Municipal road, maintained year round						
Municipal road, maintained seasonally other public road						

Other public road						
Please specify:						
Water access						
Please describe the parking and docking facilities and the approximate distances of these facilities from the subject land and the nearest public road						

Type of Water Supply	Existing			Proposed		
	A)	B)	C)	A)	B)	C)
Municipally operated piped water system						
Privately owned/operated individual well						
Privately owned/operated communal well						
Lake or water body						
Please specify						
Other means						
Please specify						
Type of Storm Water Control	Existing			Proposed		
	A)	B)	C)	A)	B)	C)
Storm drainage sewer						
Ditch						
Swale						
Other means						
Please specify						
Type of Sewage Disposal	Existing			Proposed		
	A)	B)	C)	A)	B)	C)
Municipally operated sanitary sewers						
Privately owned/operated individual septic						
Privately owned/operated communal septic						
Privy						
Other means						
Please specify						
Utilities	Existing			Proposed		
	A)	B)	C)	A)	B)	C)
Hydro						
Natural gas						
Telecommunications						

5. PLANNING HISTORY OF THE SUBJECT LAND

Date of acquisition of the subject land:	
Has the owner previously applied for relief with respect to the subject land:	☐ Yes ☐ No
If yes, please specify:	

If known whether the subject land is the subject of an application under the Planning Act for approval of a plan of subdivision or consent.		
☐ Yes	☐ No	☐ Unknown
If yes, please specify the file number and the status of the file:		
If known, has the subject land ever been the subject of an application under Section 45 of the Planning Act.		
☐ Yes	☐ No	☐ Unknown
If yes, please specify:		
Has there ever been an industrial or commercial use, including gas station on the subject land or adjacent lands?		
☐ Yes	☐ No	
If yes, please specify:		
Is there a reason to believe the subject lands have been contaminated by former uses on the subject land or adjacent lands?		
☐ Yes	☐ No	
If yes, please specify:		
Has there ever been waste disposal on the subject land or adjacent lands?		
☐ Yes	☐ No	
If yes, please specify:		

6. ADDITIONAL REQUIREMENTS

The application shall be accompanied by a survey showing the following:

A survey of the property prepared by an Ontario Land Surveyor indicating topographical contours and other natural and artificial features such as existing buildings and their uses, railways, highways, pipelines, ditches, swamps, watercourses, drainage, and wooded areas within or adjacent to the subject land. This survey should clearly indicate the land which is the subject of this application.

1. The boundaries and dimensions of the subject land;
2. The boundaries and dimensions of any land abutting the subject land that is owned by the Owner of the subject land;
3. The distance between the subject land and the nearest township lot line or landmark such as a bridge or railway crossing;
4. The location, size and type of all existing and proposed buildings and structures on the subject land, indicating the distance of the buildings or structures from the front yard lot line, rear yard lot line and the side yard lot lines.
5. The location of all land previously severed from the parcel originally acquired by the current owner of the subject land;
6. The approximate location of all natural and artificial features on the subject land (for example, buildings, railways, roads, watercourses, drainage ditch, river or stream banks, wetlands, wooded areas, wells and septic tanks) that are located on the subject land and on land that is adjacent to the subject land and in the opinion of the applicant, may affect the application;
7. The current uses on land that is adjacent to the subject land;
8. The location, width and name of any roads within or abutting the subject land,

- indicating whether it is an unopened road allowance, a public traveled road, a private road or a right of way;
9. If access to the subject land is by water only, the location of the parking and docking facilities to be used; and,
 10. The location and nature of any easement affecting the subject land;

7. OTHER INFORMATION

Is there any other information that you think may be useful to the Municipality or other agencies in reviewing the application? If so, explain on the space provided or attach on a separate page:

Enclosed herewith is the applicable fee and I/We hereby agree to pay further costs and expenses incurred by the Municipality for legal, planning, engineering and/or other costs incidental to this application to the completion of all appeals or Ontario Municipal Board hearings, should they arise.

Be advised that the Applicant or a Representative is required to appear at the Development Services Section of Coordinated Committee Meeting and any other meetings that are required to explain the proposal and answer any questions that may arise. Failure to do so may result in deferral of the application and increased costs.

The Applicant shall provide any other material or studies requested by an official representing the Corporation of the Town of Wasaga Beach in order for the Municipality to review the application. This could include special topic studies (Examples include but are not limited to, Noise Studies, Environmental Impact Studies, Traffic Studies, D-4 Studies, Golf Ball Scatter Studies, etc.) and could further include peer review of the studies as requested by the Municipality. Five copies of each plan (including 11x17 reduction of each plan) and three copies of any reports or studies including a digital copy of each drawing and report prepared in support of this application, is required.

8. PERMISSION TO ENTER

Consent is given to the Town of Wasaga Beach, its employees and authorized representatives to enter onto the above noted property, solely for the purpose of obtaining information to assist in the evaluation of this application.

The owner acknowledges that employees or authorized representatives of the Town may enter onto the subject property at any reasonable time and only for the purposes set out above.

Date:		Signature of Owner:	
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9. AUTHORIZATION OF OWNER

If the applicant is not the owner of the land that is the subject of this application, the written authorization of the owner that the applicant is authorized to make the application must be included with this form or the authorization set out below must be completed.

10. AUTHORIZATION OF OWNER FOR AGENT TO MAKE APPLICATION AND TO PROVIDE PERSONAL INFORMATION

I, _____, am the owner of the land this is the subject of this application for consent and for purposes of the Freedom of Information and Protection of Privacy Act.

I authorize _____ as my agent for this application, to provide any of my personal information that will be included in this application or collected during the processing of the application.

Date:		Signature of Owner:	
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11. CONSENT OF OWNER TO THE USE AND DISCLOSURE OF PERSONAL INFORMATION

I, _____, am the owner of the land that is the subject of this consent application and for the purposes of the Freedom of Information and Privacy Act, I 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.

Personal information contained in this form, collected and maintained pursuant to *The Planning Act*, will be used for the purpose of responding to the Application and creating a public record. The Owner's Signature acknowledges that "personal information [is] collected and maintained specifically for the purpose of creating a record available to the general public;" per Section 14(1)(c) of the *Municipal Freedom of Information and Protection of Privacy Act*, R.S.O. 1990, c. M. 56.

The applicant acknowledges that the Town considers the application forms and all supporting materials, including studies and drawings, filed with this application to be public information and to form part of the public record. With the filing of an application, the applicant consents to the Town photocopying and releasing the application and any supporting material either for its own use in processing the application or at the request of a third party, without further notification to or permission from the applicant. The applicant also hereby states that it has authority to bind its consultants to the terms of this acknowledgement. Questions regarding the collection of information should be directed to the Clerk of the Town of Wasaga Beach, 705-429-3844

Date:		Signature of Owner:	
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12. AFFIDAVIT OR SWORN DECLARATION OF OWNER/AGENT

Declaration for the Prescribed and Requested Information

I, _____, of the _____ of _____ in the _____
_____ of _____ do solemnly
declare that all of the above statements and all attachments are true, and I make this
oath declaration conscientiously believing it to be true and knowing that it is of the same
force and effect as if made under oath and by virtue of *The Canada Evidence Act*.

DECLARED before me at the _____ of _____
in the _____ of _____ this _____ day of _____, 20____

Signature

A Commissioner, etc.