

Application For Consent

O. Reg. 197/96, under the *Planning Act*



For Office Use Only

Application No.: _____

Date Received: _____

1. Applicant/Agent Information

1.1 Registered owner(s) of the subject land

Name(s): _____

Address: _____

Postal Code: _____ Town/Municipality/City: _____

Phone: _____ Email: _____

1.2 Agent (authorized by the owner to file the application, if applicable)

Name: _____

Address: _____

Postal Code: _____ Town/Municipality/City: _____

Phone: _____ Email: _____

Notes: Correspondence will be sent to the applicant/agent, unless otherwise requested. If the applicant is not the owner, **Authorization of Owner for Agent to Make the Application** must be completed.

2. Application Purpose

2.1 Type and Purpose of Proposed Transaction (check applicable box)

a) Conveyance:

☐ Creation of new lot ☐ Addition of a lot

b) Other Transaction:

☐ Charge ☐ Lease ☐ Correction of title
☐ Easement ☐ Right-of-way ☐ Other: _____

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

3. Description of Subject Land(s)

3.1 Location of Existing Land(s)

Street Address: _____

Concession(s): _____ Lot(s): _____ Registered Plan: _____

Reference Plan and Part(s): _____

Roll Number: _____

3.2 Location of lands to which the parcel will be added (ONLY if for a lot addition)

Street Address: _____

Concession(s): _____ Lot(s): _____ Registered Plan: _____

Reference Plan and Part(s): _____

Roll Number: _____

3.3 Current Land Use of Subject Land(s)

Official Plan Designation: _____ Zoning: _____

Please explain how the proposed application conforms with the City of Stratford Official Plan:

4. Application Description

4.1 Dimensions of Existing Land(s)

Frontage (m): _____ Depth (m): _____ Area(m²): _____

4.2 Use of Existing Lands

Existing Use(s) of Land: _____

Proposed Use(s) of Land: _____

Existing Buildings/Structures: _____

Proposed Buildings/Structures: _____

Use(s) of Buildings/Structures: _____

4.3 Dimensions of Proposed Severed Land(s)

Frontage (m): _____ Depth (m): _____ Area(m²): _____

4.4 Use of Proposed Severed Lands

Existing Use(s) of Land: _____

Proposed Use(s) of Land: _____

Existing Buildings/Structures: _____

Proposed Buildings/Structures: _____

Use(s) of Buildings/Structures: _____

4.5 Dimensions of Proposed Retained Land(s)

Frontage (m): _____ Depth (m): _____ Area(m²): _____

4.6 Use of Proposed Retained Lands

Existing Use(s) of Land: _____

Proposed Use(s) of Land: _____

Existing Buildings/Structures: _____

Proposed Buildings/Structures: _____

Use(s) of Buildings/Structures: _____

- 4.7** If this is a residential development, do you plan to include any affordable or attainable residential units (as defined by the Provincial Planning Statement) in the proposed development? If yes, please provide information about the number of units and housing type(s) (single detached, townhouse, etc.):

☐ Yes: _____

☐ No

5. Access and Servicing of Subject Lands

5.1 Type of Access

- a) Lands to be **Severed** (check all that apply):

☐ Municipal Year-Round Maintained Road

☐ Municipal Seasonally Maintained Road

☐ Provincial Highway

☐ Other: _____

☐ Right of Way

☐ County Road

☐ Water

- b) Lands to be **Retained** (check all that apply):

☐ Municipal Year-Round Maintained Road

☐ Municipal Seasonally Maintained Road

☐ Provincial Highway

☐ Other: _____

☐ Right of Way

☐ County Road

☐ Water

- c) Are there currently any easements or restrictive covenants affecting the subject land? (If yes, please provide a description of each easement/covenant and its effect, and the name and address of persons(s) who benefit from the easement):
- ☐ Yes: _____
- ☐ No
- d) Are there currently any rights-of-way affecting the subject land? (If yes, please provide a description of the right-of-way and its effect):
- ☐ Yes: _____
- ☐ No

5.2 Type of Water Supply Proposed

- a) Lands to be **Severed** (check all that apply):
- | | |
|---|---------------------------------------|
| <input type="checkbox"/> Publicly owned & operated piped water system | <input type="checkbox"/> Water Body |
| <input type="checkbox"/> Privately owned & operated individual well | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Privately owned & operated communal well | |
- b) Lands to be **Retained** (check all that apply):
- | | |
|---|---------------------------------------|
| <input type="checkbox"/> Publicly owned & operated piped water system | <input type="checkbox"/> Water Body |
| <input type="checkbox"/> Privately owned & operated individual well | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Privately owned & operated communal well | |

5.3 Type of Sewage Disposal Proposed

- a) Lands to be **Severed** (check all that apply):
- | | |
|--|---------------------------------------|
| <input type="checkbox"/> Publicly owned & operated sanitary sewage system | <input type="checkbox"/> Privy |
| <input type="checkbox"/> Privately owned & operated individual septic system | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Privately owned & operated communal septic system | |

b) Lands to be **Retained** (check all that apply):

☐ Publicly owned & operated piped water system

☐ Privy

☐ Privately owned & operated individual well

☐ Other: _____

☐ Privately owned & operated communal well

6. Additional Information

6.1 Other Applications

a) Have you consulted Planning Staff with respect to this application? (If yes, please provide Staff name):

☐ Yes: _____

☐ No

b) Has this subject land ever been the subject of any other application under the *Planning Act*? (If yes, please provide the application file number(s) and status):

☐ Yes: _____

☐ No

c) Has the subject land been severed from the parcel originally acquired by the owner of the subject land? (If yes, please provide date of transfer, name of transferee, and use of severed land for each parcel severed):

☐ Yes: _____

☐ No

d) Does this application include a request referred to in clause 53 (42.1) (a) of the Act? (if yes, a statement from an Ontario solicitor in good standing that there is no land abutting the subject land that is owned by the owner of the subject land other than land that could be conveyed without contravening section 50 of the Act.)

☐ Yes: _____

☐ No

6.2 Environmental Information

- a) Is there reason to believe the surface or subsurface of the subject lands may have been contaminated by former uses on the site or adjacent sites? (If yes, please explain):

☐ Yes: _____

☐ No

☐ Unknown

- b) How was the above answer determined/ what information was used?: _____

6.3 Provincial Information

- a) Is this application consistent with policy statements issued under subsection 3(1) of the *Planning Act*? (If not, please explain):

☐ Yes

☐ No: _____

- b) Is the subject land(s) within an area of land designated under any provincial plan or plans? (If yes, please explain if the application conforms to, or does not conflict with, the applicable provincial plan(s)):

☐ Yes: _____

☐ No

6.4 Heritage Designation

Is the subject land listed as a designated heritage property?

☐ Yes: _____

☐ No

Is the subject land adjacent to the subject lands designated as a heritage property?

☐ Yes: _____

☐ No

For a listing of all designated heritage properties in the City of Stratford, please visit the following directory: <https://www.stratford.ca/en/live-here/designated-properties.aspx>

Sketch

The application shall be accompanied by a sketch, in metric units, showing the following:

- (a) the boundaries and dimensions of any land abutting the subject land that is owned by the owner of the subject land;
- (b) the approximate distance between the subject land and the nearest township lot line or landmark such as a bridge or railway crossing;
- (c) the boundaries and dimensions of the subject land, the part that is intended to be severed and the part that is intended to be retained;
- (d) the location of all land previously severed from the parcel originally acquired by the current owner of the subject land;
- (e) the approximate location of all natural and artificial features (*for example, buildings, railways, roads, watercourses, drainage ditches, banks of rivers or streams, wetlands, wooded areas, wells and septic tanks*) that,
 - (i) are located on the subject land and on land that is adjacent to it, and
 - (ii) in the applicant's opinion, may affect the application;
- (f) the current uses of land that is adjacent to the subject land (*for example, residential, agricultural or commercial*);
- (g) 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;
- (h) if access to the subject land will be by water only, the location of the parking and boat docking facilities to be used; and
- (i) the location and nature of any easement affecting the subject land.

Notice of Collection

The personal information collected on this form is collected under the authority of the *Planning Act* and will be used by City staff and authorized agents for the purpose of processing this application. All names, addresses and comments will be included in material available to the public and City Council. Questions about the collection and use of this information may be made to the City Clerk, P.O. Box 818, Stratford, ON, N5A 6W1 or by telephone 519-271-0250 ext. 5329 during business hours.

If you require this form in an alternate format, contact the Building and Planning Department at 519-271-0250 extension 5345.