

## Notice of Decision for Consent

**Application No. B07/21**

**Applicant: B. Adams**

**In the matter** of an application to the Committee of Adjustment of Springwater Township under Section 53 of the *Planning Act of Ontario*, R.S.O. 1990, c.P. 13, as amended for lands known municipally as **1238 Vespra Valley Road** and legally described as Part Lot 2, Concession 9 and Part 2 on Plan 51R-26161, former Township of Vespra, now in the Township of Springwater, Roll No. 4341 010 005 04800 0000.

**Decision:** That the Committee of Adjustment, having given consideration to the applicable provisions of Section 53 of the Planning Act, the Official Plan of the Township of Springwater, the characteristics of the subject land and its surroundings as addressed in the Planning Report on the subject application dated March 24, 2021, the correspondence received, and information presented at the hearing held on March 24, 2021, and the discussion on the matter, hereby **APPROVE** of the application as applied for subject to the following conditions:

1. That the applicant meet all the requirements, financial or otherwise of the Municipality;
2. That the applicant provide two (2) copies of the registered survey prepared by an Ontario Land Surveyor;
3. That the applicant provide an undertaking and draft transfer demonstrating that the retained farmlands will be transferred to a 'bona fide' farmer;
4. That the applicant rezone the retained farmlands to an Agricultural Consolidation (AC) Zone to prohibit residential uses; and,
5. That it be confirmed that the private well and septic system are wholly contained within the property limits of the severed residential lands prior to registration of the severance.

If all conditions of this decision have been fulfilled within one year from the date this notice of decision is mailed and all authorities have so notified the Committee in writing, the Secretary-Treasurer is authorized to provide a certificate as provided for in Subsection 53 (42) of the *Planning Act*, R.S.O., 1990, c.P.13.

**The Last Day for Appeal is April 18, 2021**

Additional information regarding the application is available for inspection in the Planning Department at the Township of Springwater Administration Centre, 2231 Nursery Road during regular office hours, Monday to Friday, 8:30 a.m. to 4:30 p.m.

### **Appeal of a Decision and/or Conditions of a Consent Approval**

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.

Any person or public body may, not later than 20 days after the giving of notice under subsection (17) is completed, appeal the decision or any condition imposed by the

Committee of Adjustment or appeal both the decision and any conditions to the Municipal Board by filing with the Secretary-Treasurer of the Committee of Adjustment a notice of appeal setting out the reasons for the appeal, accompanied by the fee prescribed under the Local Planning Appeal Tribunal.

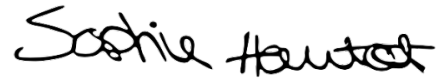
If no appeal is filed under subsection (19) or (27), subject to subsection (23), the decision of the Committee of Adjustment to give or refuse to give a provisional consent is final. 1994, c. 23, s. 32, part."

If you wish to appeal to the Local Planning Appeal Tribunal (LPAT), a copy of an appeal form is available from the Environment and Land Tribunals Ontario website at [www.elfto.gov.on.ca](http://www.elfto.gov.on.ca) or by calling (416) 212-6349 or toll free 1-866-448-2248. The form, together with the appropriate fee, are to be sent by

**Registered Mail or Personal Delivery To:  
The Secretary-Treasurer,  
Committee of Adjustment  
Township of Springwater  
2231 Nursery Road, Minesing, ON L9X 1A8**

Certified true copy of this notice of decision was mailed to the applicant.

**Dated** this 29<sup>th</sup> day of March 2021.

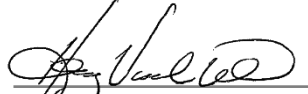


Sophie Hautot  
Secretary-Treasurer  
Committee of Adjustment

This Decision may be signed in counterparts without affecting the validity of the Decision.



**Lorrان Cooney**



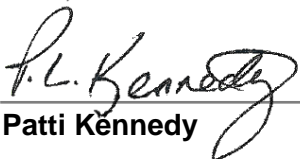
**Henry Vander Wielen**



**Dennis Gannon**



**Rick Webster**



**Patti Kennedy**