

Municipality of Neebing
4766 Highway 61 Neebing, ON P7L 0B5
T: 807-474-5331 F: 1-807-474-5332

Application for Consent

The Applicant consents to an inspection of the property by members of the Neebing Municipal Council and by municipal staff. The undersigned hereby applies to the Neebing Municipal Council under the Planning Act, R.S.O. 1990, c. P. 13, as amended.
THE INFORMATION IN THIS APPLICATION IS COLLECTED FOR THE PURPOSE OF CREATING A RECORD THAT IS AVAILABLE TO THE GENERAL PUBLIC.

1. Owner/Applicant Information:

Name: Fred Clifton Hurlbert	Tel: (807) 629-1347
Address: 205 Sturgeon Bay Road	Fax: _____
City/Prov/PC: Neebing/Ontario/P7L0B9	Email: fhurlbert1@gmail.com
Name: Lucy Constance Hurlbert	Tel: (807) 629-1348
Address Same As Owner Above <input checked="" type="checkbox"/> Or	Fax: _____
City/Prov/PC:	Email: _____

2. Agent Information Acting On Behalf Of Owner (If Any):

Name: _____	Tel: _____
Address: _____	Fax: _____
City/Prov/PC: _____	Email: _____

3. Indicate the type of transaction for which the severance is required (Mark X):

To sell/transfer property	<input checked="" type="checkbox"/>	To approve a lease with a term over 21 yrs.	
To add property to another (consolidate)		For a mortgage over part of the land	
To provide an easement/right of way		Other (specify):	

Provide the names of other parties involved, if known. (i.e. purchaser, mortgagor, tenant, person requiring easement, etc.)

Amy Hurlbert and Joshua McRury

4. If there are existing easements, rights of way, restrictive covenants, mortgages, or any other encumbrances currently on the property, please provide details. If there are no encumbrances, please indicate so.:

No Encumbrances

5. Property legal description:		
Assessment Roll Number:	58-01- 030006261000000	
Municipal Address (Or Abutting Road Name If Property Has No Address)	205 Sturgeon Bay Road	
Registered Plan No.:	Mining Location No.:	
Reference Plan No.: 55R-2247	Lot No.: 17396 TRF	
Concession No.: 7	Part No.: 1	Sec. No.: 8
6. Physical description/dimensions of the parcel that will be RETAINED after severance:		
Frontage in Meters: 200M	Depth in Meters: 808M	
Area in Square Meters: 161874.23M ²	Area in Hectares: 16.187438	
Number of Buildings and Structures	Existing: 3	Proposed: _____
Use of the Land	Existing: Residential	Proposed: _____
Official Plan Designation:	Zoning: RURAL	
7. Physical description/dimensions of the parcel(s) that will be SEVERED:		
FIRST PARCEL:		
Frontage in Meters: 100M	Depth in Meters: 808M	
Area in Square Meters: 80937.115M ²	Area in Hectares: 8.0937	
Number of Buildings and Structures	Existing: 0	Proposed: _____
Use of the Land	Existing: Residential	Proposed: _____
Official Plan Designation:	Zoning: RURAL	
SECOND PARCEL (if applicable):		
Frontage in Meters:	Depth in Meters:	
Area in Square Meters:	Area in Hectares:	
Number of Buildings and Structures	Existing:	Proposed:
Use of the Land	Existing:	Proposed:
Official Plan Designation:	Zoning:	
THIRD PARCEL (if applicable):		
Frontage in Meters:	Depth in Meters:	
Area in Square Meters:	Area in Hectares:	
Number of Buildings and Structures	Existing:	Proposed:
Use of the Land	Existing:	Proposed:
Official Plan Designation:	Zoning:	

8.(a) Road access to retained parcel	Mark (X)	(b) Road access to severed parcel(s)	Mark (X) SEVERED PARCEL		
			1	2	3
Provincial Highway		Provincial Highway		/	
Municipal Road	X	Municipal Road	X		
Private Road		Private Road			
Right of Way		Right of Way			
Water Only**		Water Only**			

~~** (c) Where access is proposed by water only, indicate on the sketch or in the space below, the parking and docking facilities to be used and the approximate distance of these facilities as well as the nearest public road from the subject lands.~~

9.(a) Water supply to the retained parcel	Mark (X)	(b) Water supply to the severed parcel(s)	Mark (X) SEVERED PARCEL		
			1	2	3
Privately Owned & Maintained Well	X	Privately Owned & Maintained Well		/	
Lake		Lake			
Other (specify):		Other (specify): NONE	X		
10.(a) Septic service to the retained parcel	Mark (X)	(b) Septic service to the severed parcel(s)	Mark (X) SEVERED PARCEL		
Privately Owned & Maintained Septic System	X	Privately Owned & Maintained Septic System		/	
Outhouse/Privy		Outhouse/Privy			
Other (specify):		Other (specify): NONE	X		

11. Has the land ever been the subject of an application for a plan of subdivision under the Planning Act or a prior consent under the Planning Act?

YES NO

If YES, provide the File/Application Number, date of application, and the result and decision with respect to the application.

12. Were any land parcels severed from this property since October 4, 1972?

YES NO

If YES, advise how many times the property has been severed and when this happened.

Two times (1975, 1976)

13. Have any land parcels been severed from the original parcel that was acquired by the Applicant?

YES

NO

If YES, advise how many times the property has been severed and when this happened.

14. Is the subject land the subject of any other applications under the Planning Act?

YES

NO

If YES, provide the file/application number and the status of such applications.

Official Plan Amendment:

Plan of Subdivision:

Zoning By-law Amendment:

Minor Variance:

Minister's Zoning Order:

Consent:

15. Is this application consistent with the Provincial Policy Statement issued under the Planning Act?

YES

NO

CERTIFICATE OF THE APPLICANT

I/We FRED & CONNIE HURLBERT of the Municipality/Township/City of NEEBING, in the Province of Ontario, solemnly declare that the

statements contained in this application are true. I/We make this solemn 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.

Jointly and severally (delete if not required) at the

Municipality/Township/City of NEEBING.

This 16 day of NOV, 2021.

[Signature]

Commissioner for Taking Affidavits

Laura Jones

Deputy Clerk-Treasurer

Applicant(s) Signature:

Fred Hurlbert

Connie Hurlbert

If the Applicant is a Corporation, the application shall be signed by an Officer of the Corporation and the Corporate Seal shall be affixed – or written authorization from the Corporation signed by an individual who has authority to bind the Corporation.

Owner's/Owners' Authorization for an Agent to make the application on his/her/their/ behalf/belhalves:

I/We authorize _____ (name of Agent) to act on my/our behalf in submitting this application, which is filed with my/our knowledge and consent.

Owner/Owners' Signatures

Date

Diaké Township
Southwest 1/4, Section 8, Concession 7

Fred & Lucy Hurlbert's
Property

AREA
TO
BE
SEVERED

RETAINED PARCEL
161 874.23M²

80 937.15M²

80M

110M

WOODSHED 70M

GARAGE 50M

2M House 75M

30M well

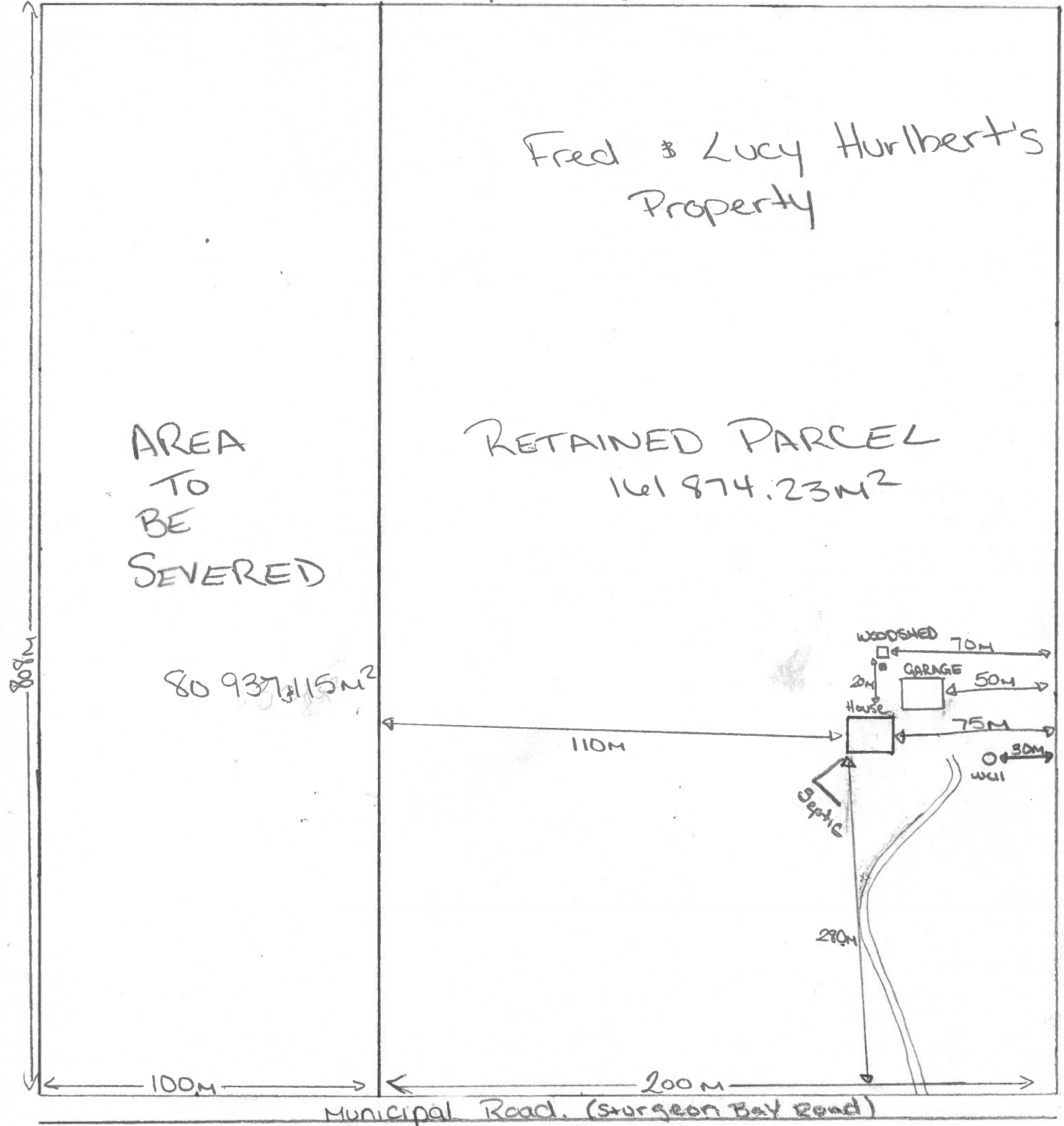
Septic

290M

100M

200M

Municipal Road. (Surgeon Bay Road)



Original Property = 80 Acres.
(Referring to Plan 55R 2247) (Part 1)

$$1 \text{ ACRE} = 4046.856 \text{ m}^2$$

$$80 \text{ ACRES} = 323748.48 \text{ m}^2$$

$$\text{Original Frontage} = 1314'.08$$

$$1 \text{ FT} = 0.3048 \text{ m}$$

$$1314'.08 = 400.53158 \text{ m} = \text{width}$$

$$\text{Original Depth} = 808.29701 \text{ m}$$

Original Depth(m)

$$323748.48 \text{ m}^2$$

$$\div 400.53158 \text{ m}$$

$$= 808.29701 \text{ m}$$

Method 2
Area of Property being Severed

$$100.13289 \text{ m} \times 808.29701 \text{ m}$$

$$= 80937.115 \text{ m}^2$$

$$\div 4046.856 \text{ m}^2$$

$$19.999998 \text{ ACRES}$$

$$= 8.0937191 \text{ Hectares}$$

Previous Severance

20 ACRES

$$\hookrightarrow 328'.52 = 100.13289 \text{ m}$$

OR

$$\frac{400.53158 \text{ m (80 ACRES)}}{\div 4}$$

$$100.13289 \text{ m (20 ACRES)}$$

Retained Property

$$985'.56 = 300.39868 \text{ m}$$

$$- 100.13289 \text{ m}$$

$$= 200.26579 \text{ m}$$

$$200.26579 \text{ m} \times 808.29701 \text{ m}$$

$$= 161874.23 \text{ m}^2$$

$$\div 4046.856 \text{ m}^2$$

$$= 39.999997 \text{ ACRES}$$

$$\hookrightarrow 16.187438 \text{ Hectares}$$

$$1 \text{ ACRE} = 0.404686 \text{ Hectare}$$