

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: Kenna & Gregory Huffman

Tel: 807-473-5382

Address: 440 Salo Road

Fax:

City/Prov/PC: Neebing, ON P7L0B5

Email: Greghuffman@hotmail.ca

Name:

Tel:

Address Same As Owner Above ☐ 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



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.)

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.:

Mortgage with Royal Bank.

5. Property legal description:			
Assessment Roll Number:		58-01- 630-000-01500-0000	
Municipal Address (Or Abutting Road Name If Property Has No Address)		440 Salo Rd, Neebing, ON P7L 0G6	
Registered Plan No.:		Mining Location No.:	
Reference Plan No.:		Lot No.: 11	
Concession No.: 1	Part No.:		Sec. No.:
6. Physical description/dimensions of the parcel that will be RETAINED after severance: - ESTIMATE -			
Frontage in Meters: 399 m		Depth in Meters: 851 m	
Area in Square Meters: $\approx 386,277.86 \text{ m}^2$		Area in Hectares: $\approx 38.63 \text{ ha}$	
Number of Buildings and Structures	Existing: House/Barn	Proposed: outbuildings	
Use of the Land	Existing: Residential	Proposed:	
Official Plan Designation:		Zoning: Rural / Use Limitation	
7. Physical description/dimensions of the parcel(s) that will be SEVERED:			
FIRST PARCEL: - ESTIMATES -			
Frontage in Meters: 400 m		Depth in Meters: 700 - 590	
Area in Square Meters: $226,566 \text{ m}^2$		Area in Hectares: 22.66 ha	
Number of Buildings and Structures	Existing: 	Proposed: House	
Use of the Land	Existing: Vacant/Rural	Proposed: Residential	
Official Plan Designation:		Zoning: Rural / Use Limitation	
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	<input checked="" type="checkbox"/>		
Municipal Road	<input checked="" type="checkbox"/>	Municipal Road			
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	<input checked="" type="checkbox"/>	Privately Owned & Maintained Well	<input checked="" type="checkbox"/>		
Lake		Lake			
Other (specify):		Other (specify):			
10.(a) Septic service to the retained parcel	Mark (X)	(b) Septic service to the severed parcel(s)	Mark (X) SEVERED PARCEL		
			1	2	3
Privately Owned & Maintained Septic System	<input checked="" type="checkbox"/>	Privately Owned & Maintained Septic System	<input checked="" type="checkbox"/>		
Outhouse/Privy		Outhouse/Privy			
Other (specify):		Other (specify):			

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.

BO2-2022 - APRIL 5th, 2022
Application Withdrawn

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.

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 Greg & Kenna Huffman 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 1st day of December, 2023.

[Signature]

Commissioner for Taking Affidavits

Applicant(s) Signature:

[Signature]

[Signature]

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/behalfes:

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

SAVARD

House Barn

Retained

700

#1

590

400

Highway 395

