



CONSENT DECISION

APPLICATION B-08-2022

We, the undersigned members of Council for the Municipality of Middlesex Centre, do hereby certify that the following is a decision reached by us at a meeting at the Municipality of Middlesex Centre Offices in Coldstream, Ontario, on October 12, 2022. The said decision was reached on Consent Application B-08-2022, filed by Gloria and Robert Castelo, on behalf of Michael and Walter Moir, in order to permit the adjustment of a boundary by conveying 480 square metres from each parcel and adding it to the neighbouring parcel so as to have no net decrease or increase in land area between the lots legally described as Part of Lot 5, London Concession 8, and Part of Lot 5, London Concession 8, Part 1 on Reference Plan 33R20597, in the County of Middlesex, Municipality of Middlesex Centre.

DECISION: **GRANTED** **DATE:** **October 12, 2022**

With Conditions: X Without Conditions:

Members concurring in the decision:

Debbie Heffernan



Hugh Aerts



Aina DeViet



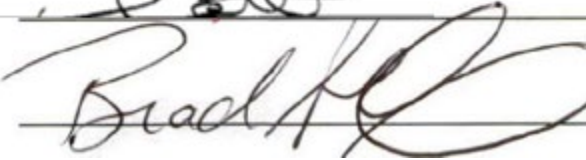
John Brennan



Sue Cates



Brad Scott



Conditions

1. That the Certificate of Consent under Section 53(42) of the Planning Act shall be given within two years of the date of the notice of the decision. The request for the Certificate of Consent shall be accompanied by a written submission that details how each of the conditions of severance has been fulfilled.
2. That the fee for the Certificate of Consent be paid in accordance with the Municipality's Fees and Charges By-law.
3. That a draft reference plan be prepared by an Ontario Land Surveyor for the purposes of facilitating the transaction of Consent B-8/2022, and that this plan be approved by the Municipality prior to being deposited with the Land Registry Office.
4. That the Owners' solicitor provide a Transfer in Preparation to the Municipality, together with a deposited reference plan and a Schedule describing the land to be transferred for each parcel, for the purposes of the issuance of a Certificate of Consent.
5. That the Owners' solicitor submit an undertaking in a form satisfactory to the Municipality to register an electronic transfer of title consistent with the Consent decision.
6. That any outstanding property taxes for the subject parcels that are described in the decision of Consent B-8/2022 be paid in full.
7. That, if necessary, a revised assessment schedule in accordance with the Drainage Act, as amended, be commissioned and paid for by the Owner.
8. That the lands to be adjusted be severed and merged in the same name and title as the adjacent property's receiving lands as a result of the adjustment, and that subsection 50(3) or (5) of the Planning Act apply to any subsequent conveyances involving the enlarged parcel, and that any mortgages that may be required take into the account the parcel as enlarged.
9. That the adjusted lands be rezoned to the respective parent parcels to which they will be merged.

AND FURTHER THAT the reasons for approving Consent Application B-02/2021 include:

- The proposal is consistent with the Provincial Policy Statement;
- The proposal conforms to the County of Middlesex Official Plan and the Middlesex Centre Official Plan; and
- Subject to the conditions, the proposal would comply with the Middlesex Centre Comprehensive Zoning By-law.